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Thousands enjoy Offshore event

CELEBRATIONS: Mike Dodsworth
entertains crowds of children at the
end of the pier at the Offshore Festival.
Picture by Mark Cleveland



THOUSANDS of people visited Southend Pier this weekend to celebrate the Offshore event.

The event, organised by Pinpoint Create, brought artists, writers, storytellers, filmmakers and musicians to celebrate the new cultural centre.

A film was created by members of the public and was shown in the centre and will soon be posted on the Pinpoint Create website.

Members of the public, who took part in the free writing workshops, also read out poetry.

Mary Ann Connolly, creative director of Pinpoint Create, said a steady flow of people had come to the end of the pier of over the weekend.

She said: "It went really well with a great turn out."

"People who signed the visitor book we set up said it was fantastic and didn't know the cultural centre was there."

The Offshore event was one of many events this summer that has utilised the new £3 million cultural centre.

There has also been a jazz festival which proved to be a sell out.

A two day music festival was also held one week after a festival of puppets in August.

This weekend will see the return of an event called Busking on the Pier that was started last year.

MEN JAILED FOR DEATH ROBBERY

TWO men have been sentenced for their part in a robbery at Southend in which their victim died.

Christopher Ryan, 45, was found with serious head injuries inside his flat in Coleman Street on Thursday, November 17, 2011. He died in hospital a few days later.

Following a three-week trial at Southwark Crown Court, John Nafzger was found guilty of one count of manslaughter and one count of robbery while Christopher Walker was found guilty of one count of robbery.



JAILED: John Nafzger and Christopher Walker.

Nafzger, 40, unemployed, of Westbury Road, Southend, was given an indeterminate sentence but must serve a minimum of seven years.

Walker, 24, also unemployed, of Mansted Garden, Rochford, was given a five-year sentence.

The court had heard that the two men went to Mr

Ryan's home to steal cannabis plants they knew he was cultivating.

They waited near Mr Ryan's flat and Nafzger attacked him when he returned home and opened the front door. He was left with severe head injuries.

Senior investigating officer Detective Inspector Martin Pasmore, of Kent and Essex Serious Crime Directorate, said after the hearing Nafzger has a long history of violence and drug-related crime.

He said: "Hopefully the indeterminate sentence will ensure that he is not released

until he is no longer a danger to the public and in particular to vulnerable people like Christopher Ryan.

"I hope Mr Ryan's family will gain a level of closure from this sentence and can move on with their lives."

"The judge accepted that Walker played no part in the violence used against Mr Ryan and that he was led by Nafzger in committing the robbery and the sentence reflects this."

"I hope that without the influence of Nafzger, Walker carves out a decent life for himself when he is released from prison."

Coffee morning

PRITTLEWELL Councillor Ric Morgan will be holding a coffee morning at PS Express Sandwich and Coffee Bar in Commercial Road, from 10am until noon on Saturday September 29. Residents of Prittlewell Ward are welcome to attend and talk to Ric about a plan for Prittlewell.

Fox trapped

FIREFIGHTERS were called to free a fox that had impaled itself on a gate by its foot in Cheltenham Road, Southend, last Friday. Crews got to the property at 6.57am and used cutting equipment to free the fox. The animal was then taken to a nearby vet in Eastwood.

Rubbish fire

THREE fire crews were called to a fire behind shops in Hamlet Court Road, on Monday, September 10, at 9.11pm. Two shops were heavily smoke logged after a fire was set deliberately in rubbish behind them. A joint Police and Fire Service investigation will be carried out to establish the cause.

Prittlewell, Belfairs, Chalkwell, Westcliff, Southchurch, Thorpe Bay, Eastwood, Great Wakering

INSIDE this week



Enjoy the
fairytales of
Southend

page 7

Yellow Advertiser

**Yellow Advertiser Ltd,
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The office is open between 8.30am-
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Competition

Enjoy 'Brick or Treat' fun at LEGOLAND Windsor Resort



DIG OUT your spookiest fancy dress costume and come and join the Brick or Treat fun at the LEGOLAND® Windsor Resort this Halloween.

Creepy decorations will transform the Resort and do not miss glowing Monster Fighter Ghost Minifigures taking over Miniland.

Brick-tastic prizes can be won by solving the clues on the Brick or Treat trail around the Resort and at the Little Monster's Ball, join Ollie the Dragon and Pink Brick who will be leading the dancing for some monster mash fun. Other Halloween highlights include LEGO® building workshops for everyone to enjoy.

The LEGOLAND season ends with the thrilling LEGO Monster Fighter Fireworks.

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stop them before they complete their evil plan to eclipse the sun forever. And there's also a unique 3D twist as special 3D glasses reveal thousands of exploding LEGO bricks when the sensational fireworks light up the night sky.

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family tickets to LEGOLAND Windsor Resort, each admitting up to four people, either adult or child, and worth approximately £140, just answer the following question.

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B: Brick or Treat
C: Trick or Sweet

To enter the competition telephone your answer - A, B or C - to 0901 307 1663 along with your name, address, telephone number and e-mail.

Alternatively text YATREAT (space) followed by A, B or C, and your name, full address and e-mail to 63333.

Calls cost 51p from a BT landline. Calls from other networks may vary and from



mobiles will cost considerably more. Texts cost 50p plus your standard network rates. If you do not wish to receive details on any other products or services, please text EXIT at the end of your message.

Lines close on Thursday, September 27, 2012. Entries received after the closing date will not be counted but may still

be charged.

*Brick or Treat Halloween runs from October 13 to November 5. Fireworks, after dark rides and Little Monster's Ball will take place on October 27 and 28 October, as well as from November 2-4, 2012 (check www.legoland.co.uk for details). Additional charges apply for the 3D glasses.

Chemists



Southend - Every Sun (10am-8pm) and Mon-Sat (8am-11pm), Chemist@Southend, 75 Queens Way; every Sun (10am-4pm), Tesco In-store Pharmacy, Prince Avenue, Westcliff; (10am-4pm), Sainsburys, 45 London Rd; (10am-4pm), Asda Stores, North Shoebury Rd, Shoeburyness. Leigh - Sun-Fri (8am-11pm) and Sat (8am-6pm), Derix Healthcare Pharmacy, (opposite side of Leigh Primary Care Centre), 1065 London Rd.

Tides



High tide at Southend Pier:
Thurs: 03.48 5.9m 16.03 6.0m
Fri 04.30 5.7m 16.48 5.8m Sat
05.16 5.5m 17.42 5.5m Sun
06.11 5.2m 18.48 5.2m Mon
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08.42 4.9m 21.36 5.1m Weds
10.06 5.1m 22.51 5.4m

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WILDLIFE: Southend Council, Essex Wildlife Trust and the contractors T.J. Evers, celebrating the ground-breaking.

Ground-breaking ceremony for new woodland centre scheme

By Paul Giles

A GROUND-breaking ceremony for the new £800,000 Belfairs Woodland Centre took place last week.

Building work that is a joint project between the borough's governing body and Essex Wildlife Trust was launched by the Mayor of Southend, Councillor Sally Carr, last Thursday.

This centre is funded by a variety

of organisations and private individuals, including a Heritage Lottery Grant.

Southend councillor for culture and tourism, Derek Jarvis, explained the ground-breaking stage of the construction was a special moment.

He said: "It is a landmark step for this flourishing project which has involved members of the public at every stage. It really aims to appeal to, and to involve the whole community."

It will be a base to launch activities and events connected with the park and the woods - open to the whole community with opportunities to explore, experience, learn and enjoy.

It is part of a larger Belfairs Park Project to engage schools, and the rest of the community in volunteering, education and family adventures. The building which will incorporate sustainable materials and energy efficient technology, is due to be completed by next summer.

John Hall, chief executive officer of Essex Wildlife Trust said the ground breaking marked the fruition of the project.

He said: "Belfairs is part of a Living Landscape that contains vital ancient woodland, supporting rare and cherished species, such as the Dormouse.

"It is already a special place but it is about to become even better for wildlife, for the future and for the people of Essex."

► **speedread**

Join Priory Round Table

SOUTHEND Priory Round Table is opening its doors to new members as the dust settles on the British summer.

With the shorter nights drawing nearer, men across the Southend Priory will be putting away their barbecues and golf clubs, which is why the organisation is firing up an early recruitment drive to give locals a new way to spend their evenings.

To find out more about Southend Priory Round Table, including how to join, e-mail join@roundtable.org.uk or visit www.roundtable.co.uk/findoutmore

Come along for a spin

NEW SPIN classes and cycling are coming to Southend Leisure Centres.

Spin users have welcomed the upgraded spin room at Southend Leisure & Tennis Centre, Garon Park, off Eastern Avenue.

Meanwhile, customers are already booking places on new group cycling sessions starting today (Wednesday) and tomorrow (Thursday) at Chase Sports & Fitness Centre, Prittlewell Chase, Westcliff.

Places can be booked at Southend Leisure & Tennis Centre on 01702 613000 or at Chase Sports & Fitness Centre on 01702 433006.

Have your say on leisure centres

PEOPLE who keep fit in Southend are being welcomed to a customer forum to share their views about the town's leisure centres.

This will take place at 7pm on Thursday, October 4, at Southend Leisure and Tennis Centre, Garon Park, Southend, in the bar area on the second floor.

To register your attendance, please contact Matt Street on 01702 442919, or e-mail southendmarketing@parkwood-communityleisure.co.uk

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Historic hotel set for revamp

WORK on the £4.5million revamp of The Grand Hotel, in Leigh could start this month. The Grade II listed building is going to be transformed into a boutique hotel and spa. Owner Mick Norcross, who also owns the Sugar Hut, in

Brentwood, was given permission last month to add a two storey extension with extra bedrooms and a larger kitchen.

REVAMP: The Grand Hotel is going to be revamped.
Picture by Mark Cleveland

Headteacher cleared over exams

A HEADTEACHER who was suspended following an investigation into the school's administration of exams has been cleared.

Ros Ferdinand, headteacher of Porters Grange School, Lancaster Gardens, was suspended in June, following an independent investigation into the way tests at the school were administered.

The governing body of the school has reported

that no evidence of wrong doing was found.

In a statement the chair of the schools governing body, Sam Richardson said: "An investigation was launched when concerns were raised about the administrative running of the school.

"Any such concerns have to be investigated and suspension is a neutral act used to enable such investigations to proceed fairly and impartially.

"Additional support has been provided to the school staff during this difficult period to ensure disruption was kept to a minimum and that the education of the young people attending the school was not affected."

Mrs Ferdinand has subsequently retired but the governors asked to place on record their thanks for her efforts during her time at Porters Grange. A new headteacher is now in place.

➤ speedread

Garages spruced up

RESIDENTS teamed up with South Essex Homes and Dulux to brighten up garages in Queensway, Southend.

The garages have been regular targets of graffiti and vandalism over recent years.

Sam Elliott, resident involvement officer for South Essex Homes, said: "By making the Queensway garages more visually pleasing for the residents, we hope to restore some pride in the community and deter vandals from spoiling the much-improved area."

Busking on the pier

A SPECIAL musical event will be held on Southend Pier this weekend.

Busking on the Pier, will see a variety of musicians singing on both days between 12pm and 4pm.

There will be performers all along the pier and in the new cultural centre.

Normal pier prices will apply.

Cycle up that hill

PIER Pressure will take place this Sunday.

The event will see people riding up Pier Hill, in Southend, and trying to set a record for the fastest time it can be done.

People can enter a team of four, enter individually, or come in fancy dress or on a funny bike.

Registration will be essential by visiting www.cyclesouthend.co.uk

Music at the bandstand

SOUTHEND Wind Orchestra will be performing at Priory Park Bandstand between 3pm and 5pm, this Sunday.

The free event will have a limited amount of seats so people are advised to bring their own. There is also free parking at Priory Park.

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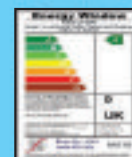
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REHOMED: The mural in its new space with Victoria Shopping Centre manager Dennis Baldry.
Picture by Mark Cleveland



Students' mural on show for all to see

A MURAL created by students at South Essex College has found a new home in the Victoria Shopping Centre.

It had previously been in storage at the college's East Street campus out of view.

Now new manager at the shopping centre, Dennis

Baldry, has agreed to display it for shoppers to enjoy.

Speaking about the piece that is more than 60 foot long he said he was delighted to be offering a home to the mural.

He said: "The students at South Essex College have created a beautiful piece of art,

and by displaying it in the Victoria shopping centre many people will now be able to enjoy it. The mural is a prime example of the culture and creativity which Southend has to offer, which is something that I am keen to support in my new role of centre manager."

What do you think? Write to Readers' Letters, Yellow Advertiser, Acorn House, Great Oaks, Basildon, Essex, SS14 1AH, or e-mail letters@yellowad.co.uk

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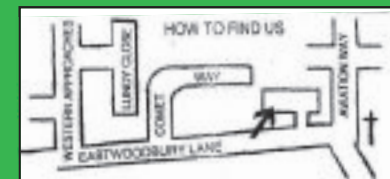
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My working week

This week, we speak to **Stuart Hill, 56**, owner of Anything That's Rock and Roll, in Southchurch Road, Southend

Why did you open the shop?

A few reasons. I had been in the financial services for 25 years and my broker packed up because of the economical climate.

So for eight months I was looking for a deal that I wanted.

I was sitting down having a beer one night and thought I didn't like the industry I was in any more and I have always wanted own a record shop, so I decided to go for it.

What's unique about the record shop?

I've always enjoyed going into record shops and looking a vinyl and CDs.

The difference is with 'Anything That's Rock And Roll' is that people can come in, have a coffee or juice and listen to some music.

This is more personal because the larger stores are just impersonal now.

I'm looking at turning the shop into something like the old style coffee shops where people could sit down and drink and listen to their music.

What has the response been like from people?

It's been great because this is the only music shop that sells posters, T-shirts, books, CDs and vinyl this side of Southend.

That is one of the reasons that I chose this area because there was a hole in the market.

What do you most enjoy about the job?

I love speaking to people about music and I can listen to music all day if I want to.

I can't think of a better way of living, I wish I had done this year's ago.

Where do you think the music industry is heading?

I think vinyl records are making a bit of a resurgence at the moment so its good we have a lot in stock.

There's not much vinyl around though at the moment.

ROCK AND ROLL: Stuart Hill.



► speedread

Gardening trophy

SOUTHEND has scooped a prestigious silver trophy at the recent Anglia in Bloom awards.

The annual regional contest saw Southend's outdoor skills winning high praise from judges.

They paid tribute to the thriving voluntary organisation, Southend in Bloom, and said their new dynamic committee consists of seven members all from different backgrounds.

They added: "Each member has a specific job to do and their presence has certainly made a noticeable impact this year. The production of bedding plants by the parks nursery is very impressive. The gardeners based."

Car park closed

THE HOCKLEY Woods car park has been closed for five weeks while it is resurfaced.

However, the council has reminded residents that 'health walks' in the woods will continue unaffected.

The walks, which are free and open to anybody, take place every Thursday at 10.45am.

For more information, call Mark Aldous on 01702 318121.

Photo competition

THE THUNDERSLEY Congregational Church is holding a photography competition.

The theme is 'Light' and there are categories for over and under 18s.

Entries will be exhibited and the best pictures will be rewarded with prizes. For more information, call Richard Keeler on 01268 754731 or email office@thebeacon.org

Wild coast weekend at Wallasea Island

MEMBERS of the public will have their first opportunity this weekend to view the work being undertaken at Wallasea Island.

"Wild Coast Weekend" will give visitors the chance to tour the island on foot, by bike or by bus

and witness firsthand the early stages of the landscape's transformation.

The RSPB is currently having 4.5million tonnes of London soil, dug up by Crossrail, delivered to the island.

The soil is being used to raise the level of the island and restore its former salt marsh habitat.

The work will create a wildlife haven twice the size of London.

Visitors this weekend may be able to see rare birds and seals.

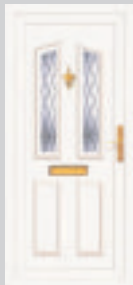
Aside from the wildlife, the weekend will feature exhibitions, craft stalls, refreshments, a hog roast and live music.

Admission and parking are both free of charge. For more information, call 01702 258357.

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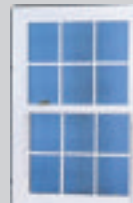
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Tales on the seafront

By Paul Giles

THE Cultural Centre at the end of Southend Pier is going to host its first major three-week exhibition of painting, photography and sculpture.

Entitled 'Southend-on-Sea Tales,' the free exhibition, from Wednesday, September 26, to Saturday, October 13, features a modern-day fairytale about Southend, the sea, and its mythology.

The artwork tells the story of the mythical King of Southend, Braz, his instant love for the beautiful Princess Diane, and their terrible fate when evil witch Bruxa wreaks havoc.

It is all produced by British/Brazilian art photographer Antonisia Schroder and Swiss/Brazilian artist Valquiria Imperiano, who co-wrote the fairytale.

This year has been busy for Essex-based Antonisia, one of the keynote artists in the recent Essex Summer of Art.

She said she has just completed a two-week stint at a gallery in north London.

The artist said: "To be one of the first artists to exhibit at the new Southend Pier Cultural Centre is very exciting and I hope to give visitors a magical art experience that they haven't found before."

"My workshops are always fun and enjoyable and anyone can take part."

"I look forward to meeting lots of interesting people during my fortnight at Southend."

Valquiria added: "What I am bringing to this exhibition is a different style to Antonisia's work, but what I always try to do is create work which people feel they can 'step inside'."

"I want them to be part of the art I create and enjoy the experience on many different levels."

Workshops running on Saturday, October 6 and Sunday, October 7, are three combined workshops to run concurrently, on photography, painting and book-making.

These cost £20 per person, including the usual pier admission prices.

To book, please call 07843 048040 or e-mail asjphotography@hotmail.com

The £3million Southend Pier Cultural Centre, completed just two months ago, has already hosted some top-class entertainment and this is its first art exhibition.

For more information on the exhibition and workshops, please visit: www.visit-southend.co.uk or www.antonisia-schroder.co.uk or call 07843 048040.



EXCITING: Art photographer Antonisia Schroder.

Picture by Mark Cleveland

Pier's railway line enters record books

SOUTHEND Pier now has a world record-breaking railway with an addition in the 2013 copy of the Guinness Book of Records.

It has won the entry for having the longest pleasure pier railway at 1.34miles.

This latest accolade crowns a successful season

for the pier, with the opening of the acclaimed new Cultural Centre at the pier head this summer.

Southend Councillor for culture and tourism, Derek Jarvis, was thrilled with the achievement.

He said: "We're told that only eight per cent of the records collected, go on to be featured in the

actual Guinness Book of Records.

"It is yet another way to help keep Southend and its well-loved heritage in the public eye."

"The Cultural Centre, which was launched with a highly successful comedy festival, is hosting a huge range of performances."

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WHAT A PAIN IN THE BUTT!

JON HANDLEY-COLLINS,
DOCTOR OF CHIROPRACTIC
DISCUSSES:

Sciatica



Sciatica "Si-at-ika" is a group of symptoms involving pain in the buttock and back of the leg, only usually on one side of the body. In addition to pain there may be any combination of pins & needles, numbness, tingling and muscle weakness in the affected leg or foot.

The true meaning of Sciatica is often misunderstood. The term is merely a group of symptoms and not a diagnosis. This means that if you have been told you have Sciatica, you still have not been given a diagnosis, as the diagnosis is being told what is causing your Sciatica symptoms. Having a correct diagnosis is important because the treatment options for the different causes are very different.

The main causes of Sciatica are:

■ **Spinal disc herniation:** Some people call this a "slipped disc" but what actually happens is the fluid like contents of your spinal disc causes the outer layers of the disc to bulge out. If this bulge is on to a spinal nerve in your lower back, it can cause Sciatica.

■ **Spinal Stenosis:** This is where the hole for your spinal nerve to exit from the spinal canal closes up and puts pressure on the affected nerve, causing Sciatica.

■ **Piriformis Syndrome:** The piriformis is a muscle in your buttock. The Sciatic nerve passes very closely to this muscle and in rare cases passes through the muscle. When this muscle gets tight it can irritate the Sciatic nerve, which can cause Sciatica.

As a Chiropractor, many people come to me with sciatica. Narrowing the symptoms down to a diagnosis involves a thorough case history, an orthopaedic examination to find out where the symptoms are coming from, a neurological examination to find out if and how the nerves are affected and a Chiropractic examination to find out how your spine is functioning.

A report of findings is then prepared to tell you what has been found and what needs to be done to sort it out, be that Chiropractic treatment or referral to your GP for a specialist investigation.

At the Optimum Spine Centre, (based at 1212 London Road, Leigh on Sea) for a short time, we are conducting these initial consultations and reports of findings for £10. Give the Centre a call today on 01702 710084.

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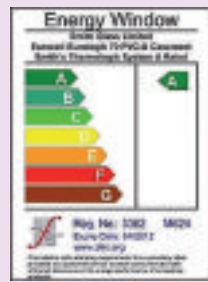


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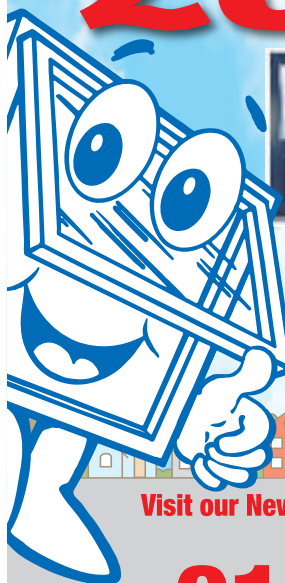
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Rossi Ice Cream gets into the holiday spirit

ROSSI Ice Cream has been spreading its wings this year by featuring at music festivals and even at Gatwick Airport.

British Airways selected the ice cream manufacturer to supply ice cream for 50,000 passengers at its North Terminal during August.

To help people get in the holiday spirit they were served with red, white and blue ice cream to reflect British Airways corporate colours.

Colin Gray, managing director of Southend Rossi Ice Cream, explained Harrod's key customers had also been enjoying ice cream held by the store.

Mr Gray said: "Rossi ice cream has also been enjoyed by bands, artists and VIP's appearing at several big music festivals as part of backstage refreshment."

TREAT: BA Staff at Gatwick's North Terminal serving customers Rossi ice cream.



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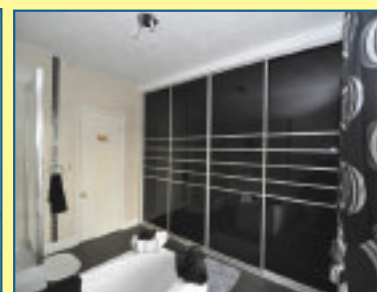
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Community champions honoured in ceremony

By Paul Giles

SOUTHEND'S unsung heroes have been ceremonially hailed as Diamond Jubilee Community Champions.

Those who give selfless service to others throughout the borough were honoured at the Saxon Hall, in Aviation Way, Southend.

To mark their matchless contributions to life in Southend, the 54 people were invited to a community reception where the Mayor of Southend, Councillor Sally Carr, presented them with unique certificates.

They were all nominated for this special recognition, by members of the public, and selected by an awards panel.

The Diamond Jubilee Champions scheme was designed to highlight those who carry out outstandingly good deeds which quietly and continually make a difference to others. It was one of Southend Council's ventures to commemorate Her Majesty the Queen's 60th year on the throne.

In addition to receiving their certificates, Community Champions, who ranged in age from 16 to 92, received nostalgic copies of

the Programme of Events organised across the Borough in 1953 to celebrate the Queen's Coronation.

Southend Radio's Dom Atkins hosted the ceremony attended by other honoured guests too, including Southend Youth Mayor Zeeshan Mitha and Deputy Youth

Mayor Martin Skam. Ms Carr said congratulated those involved.

She said: "We were delighted to give them the recognition they truly deserve, and publicly pay tribute to them for the remarkable service they give. "It has been wonderful to hear the stir-

ring accounts of the very many ways people in Southend are helping each other every day.

"We would also like to thank everyone who came forward so readily with nominations to share their gratitude for the assistance they and others receive."

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Police get tough on metal thefts

By Charles Thomson

TWO PEOPLE were arrested last Wednesday after a crackdown on metal theft in Essex.

Operation Tornado saw police stop more than 80 vehicles as they entered scrap yards in Laindon and Pitsea.

The day of searches was part of a national operation.

Previous days of stop-and-searches have caught drivers carrying drugs and stolen drain lids.

The national scheme also sees officers check the books of local scrap yards every week, making sure customers leave accurate contact details and provide ID.

Sergeant Paul Costin, who led the oper-



CRACKDOWN:
PC Chris Rees searches a van on its way to a Pitsea scrap metal dealer.

ation, said: "We want to put the fear of God into people that they will be caught."

"We check people have given correct details. If they say someone's given them permission to sell metal on their behalf, we check that out. We check people have

valid waste carrier licences.

"It's about increasing the risk to the offender and decreasing the reward. We caught a guy a few months ago who sold £20 of scrap metal but gave a pony name and address. He got a £50 fine. So there is a deterrent there."

As a result of Wednesday's operation, a 50-year-old man from Laindon was arrested and cautioned for giving false details.

Police also arrested a 24-year-old man from Basildon on suspicion of driving while disqualified and without insurance. He was later charged with both offences.

A further 10 people were set to receive warning letters for supplying incorrect details to scrap yards.

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SUPERCAR: Barney Scarisbrick gets set to ride in the Pagani Zonda.

HAVENS Hospices transported 20 rare supercars to Thundersley earlier this month.

The charity held 'Supercar Day' at Little Havens Hospice on Sunday, September 9.

Visitors were able to take rides in the supercars and enjoy fairground rides, live music, refreshments and craft stalls.

More than 300 people turned out to support the charity, which included Barney Scarisbrick, 22, from Hadleigh who rode in a Pagani Zonda F.

He said: "I treated myself to a ride in the Zonda F because it has such a huge presence. As soon as I got my first look up close I was even more excited to go for a ride. The sound is astonishing."

Also on display at the event were Ferraris, McLarens, Aston Martins and Lamborghinis.

Organiser Jason Curtis said: "The sight and sound of Supercar Day was amazing. Everyone seemed to enjoy themselves, chatting to the drivers looking up close at the cars and of course hopping in for a ride."

"I want to say a big thank you to everyone who came, the drivers for bringing their fantastic cars and all the stallholders."

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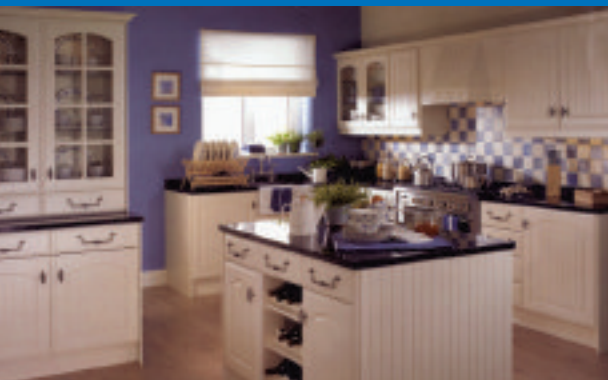
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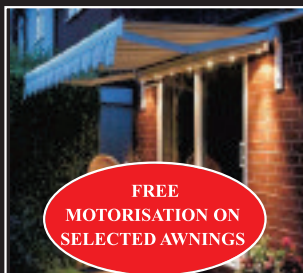
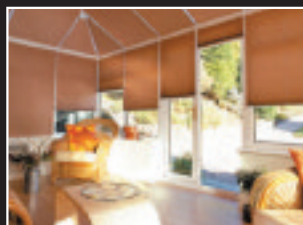
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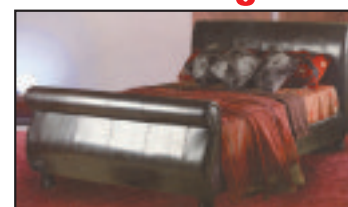
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A factory full of fun

LIZ WADE has a look to see what Essex's newest playcentre has to offer.

A NEW play centre has opened its doors in Essex, offering that little bit more for children, and mums and dads too.

The Fun Factory, based on the Purdeys Industrial Estate, Rochford, may have only opened its doors a few weeks ago, but it is already making its mark on families throughout the area and further afield.

We all know how hard it is to entertain kids, and if you have more than one then it's hard to please them all, but at this new play centre I'm sure you will find something for all of them, from those who want to scale a wall, or play in a soft climbing structure, to children who want to kick a ball around or take to a skating rink.

What's more, if you fancy joining in the fun then you can even try a bit of climbing with the kids or take to the skating rink for a small extra charge.

As soon as I walked into The Fun Factory I could see a hive of activity throughout its vast, open plan structure. From every corner there

was something going on and there was a congregation of parents in the middle of everything, happily sipping coffees and watching all the fun going on.

Every part of the centre has been utilised to offer different activities for a wide range of age groups, from babies and toddlers to children up to the age of 13.

The new play centre is a family run business and its director, Carl Cantor, whose parents own and run several other businesses in the area, said work on the new facility, formerly MFI, began at the beginning of the year.

Carl said: "We visited play centres around the country to see what was working and what we wanted to do and we saw a gap in the market locally."

"Since opening on August Bank Holiday we have had a lot of positive feedback from parents and have already booked lots of parties."

It is easy to see why The Fun Factory is already so popular as there is so much to do for kids, all included in the price of admission. Its synthetic ice rink, which apparently has the same feeling as a normal ice rink according to seasoned skaters, offers a safer skating experience for youngsters, without the chance of getting wet, while the small sports arena offers the chance to play football or basketball.

Its large soft play area offers three main storeys plus a couple of sub levels, all of which have higher ceilings than many other soft play areas, making it easier for parents to get inside with the kids. The eight metre high structure, which is completely visible from the parents' seating area, is packed with features including a drop slide, four lane slide and a whirly slide.

The centre's large and colourful, eight metre high climbing wall has become popular with youngsters who can scale the wall with the help of automatic belay ropes. Harnesses and



FUN: There is something for all ages at The Fun Factory.

helmets are used to keep the kids safe, and mums and dads can also give it a go with their children for a small extra charge.

For younger children there's a role play area with kitchen; an under four play area for toddlers including a ball pool with an air system which shoots balls up into a net that can be emptied by pulling on a rope; and a baby area with soft shapes.

There is also a Sensory Room, believed to be one of the biggest in the country, which is an amazingly calming environment that is great for little ones as well as children with special needs. With this in mind The Fun Factory has installed a system that can be individually controlled by carers so that children benefit from the lights and features they love.

While all of the above is included in the admission price for children, there is an added extra that has a small charge – its Go-Kart area. But kids can have a drive on the coin operated karts for just £1 a go.

There's also a fully fitted cafe area which

offers everything from light bites to hearty meals, with kids meals costing just £2.99 and Lattes and Cappuccinos for under £2.

The Fun Factory can cater for birthday parties and private hire, and has an extendable party area that can hold three parties of 20 children or parties for up to 60 children. Plans are in place to introduce a range of activity classes in this area in the near future, including dance, music and craft, and future plans for the whole centre include Halloween and Christmas parties.

I think the play centre is a fantastic venue as its open plan, air conditioned premises allows parents to keep an eye on their children from practically anywhere they are sitting. And, as we all know that the attention span of children can sometimes be short-lived, there is so much for them to do they can afford to spend 10 minutes on one activity before going off to join in with another.

So, if you can't decide what to do then just head somewhere that has it all under one roof – the Fun Factory in Rochford.

fact file

■ **DIRECTIONS:** You can find The Fun Factory at Unit 6, Purdeys Industrial Estate, Purdeys Way, Rochford, Essex, SS4 1ND, which has plenty of free parking. PLEASE NOTE THAT PURDEYS WAY INDUSTRIAL AREA IS OPEN DESPITE THE ROADWORKS.

■ **OPENING TIMES:** The Fun Factory is open from 9.30am to 6.30pm from Monday to Saturday, and from 10am to 6pm on Sunday. Closed Christmas Day, Boxing Day, New Year's Eve and New Year's Day. During busy periods admission is limited to two hours of play.

■ **ENTRANCE:** Off peak (Monday to Friday during term times from 9.30am to 6.30pm) entry is £1.49 for children aged six months to one year; £3.99 for children aged one to three, £5.99 for children aged four to 13, and £1 for adults and children aged 14 and over. Peak entry (weekends, school holidays and Bank Holidays) is £1.99 for children aged six months to one year; £4.99 for children aged one to three; £6.99 for children aged four to 13, and £1.49 for adults and children aged 14 and over. Children under six months get in for free at all times. There is a £1.49 membership/registration fee per family.

■ **FURTHER INFORMATION:** Call 01702 549603 or visit www.funfactoryrochford.co.uk or check out their page on Facebook.

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what's on

■ Exercise Class for people with breathing difficulties, run by 'Breathe Easy' part of the British Lung Foundation, Ambleside Sports and Social Club, Ambleside Drive, Southend, Tuesdays 12.45-2.30pm. 01702 610050/466827.

■ Pathfinders Blind and Partially Sighted Group meets every Tuesday and Friday, Fryerns Baptist Church, Whitmore Way, wide range of activities and outings, Tuesdays 9.30am-2pm and Fridays 10am-2.30pm.

■ Table Top Sale, Outpatients Foyer, Southend Hospital, every Tuesday 9.30am-3pm, Breathe Easy Southend, helping support people with lung problems. 01702 259661.

■ Top Cats Social Club, (Southend Mencap), Castle View School, Meppel Avenue, Canvey, Tuesdays 7-9.45pm, for adults with learning disabilities age 25 plus, £2 per session, membership details 01702 341250.

■ Tuesday Luncheon Club, Inter-Church Caring for the Elderly and Disabled, Avenue Baptist Church Hall, Milton Road, Westcliff, for people living alone or with their carers, 01702 478691/525141/340617.

■ Depression: Self Help Group, every Tuesday 8-9.30pm, and Thursdays 12.30-2pm, we are a very successful and caring group, Michael 01268 527283.

■ Little Lunchers Activity Club, St Michael's Church, Rayleigh, every Tuesday 11.45am-1.15pm.

■ Vange Tots, The Vange Community Centre, Vange Hill Drive, Vange, every Tuesday 9.30-11.30am, admission £1, snack and drinks provided for all. 01268 498642.

■ Shoebury Flagship, Rainbow Children's Centre, Friars School, Constable Way, Shoebury, every Tuesday 1.30-3.30pm, health visiting team offering activities, advice and support for parents with babies and children aged up to 5 years. 01702 577656.

■ Cherrydown Children's Centre, 4 Cherrydown West, Basildon, Toddler Development (9-18 months), 10-11.30am; Baby Development (0-9 months) 10-11.30am; Healthy Snack 11.30pm-noon; Breastfeeding Support Group noon-2pm.

Wednesday, September 26

■ Monthly Meeting, Wickford Horticultural Society, Catholic Church Hall, London Road, Wickford, Mr David Gillam talks about bulbs, planting and growing, 8pm, raffle, admission £1 members, £2 non-

members, includes refreshments, all welcome.

■ Singles Connection Friendship and social Club, open evening at the Haywain, Five Bells roundabout, Fobbing, 8.30pm, last Wednesday of every month. 07902 252758.

■ Meeting, University of the Third Age (U3A), Function Room, The Gun, London Road, Bowers Gifford, Peter James - graphology - analysis of handwriting, 2-4pm, admission £1 members, guests £2, includes refreshments, further details Christine 01268 453288.

■ Social Afternoon, Civil Service Retirement Fellowship, Balmoral Community Centre, Salisbury Avenue, Westcliff, 2-4pm. 01702 342426.

■ Meeting, Rayleigh Townswomen's Guild, Wyburns School, Nevron Road, talk 'Granities Bit Box' by Sarah Shehadeh, 8pm, new members welcome. 01702 206020.

■ Seated Exercise Class at Southchurch Plaza, fun session for all abilities, every week, further details Sarah 07740 626226.

■ Night of one to one readings, St Edmunds Hall, St Edmunds Close, Southend, 7.30-9.30pm, £10 for 15 minutes, also Aura photos and reading £15, pre-booking advised, call Sharon 07731 717855.

■ Art Class, Leigh Sailing Club, Old Leigh, 10am-noon, details 01702 615475.

■ Health Walk, Canvey Sea Wall, 10.30am, meet Labworth car park, Canvey Island, every Wednesday, details 01702 318121.

■ Barn Dance Club, Grand Cellidh Club, Royal Naval Association, East Street, Southend, live music from Jig and a Half, 8.30pm. 01702 553622.

■ Pulse Drum Club, St David's Church Hall, Rayleigh Road, Eastwood, Wednesdays 3.45pm - 4.45pm, £3 per session. 01702 540111.

■ Activity sessions, The Megacentre, 7 Brook Road, Rayleigh, (term time only), for children with special needs aged five-18, free admission, siblings welcome, details 01268 779100.

■ Palace Writers Group, every Wednesday 7.30pm, alternating venues with the Palace and Cliffs Pavilion, open mic events and public readings planned, further details Emily 01702 390472.

■ Meeting, Roche Art Group, St Teresa's Church Hall, located behind the Church, 109 Ashington Road, Rochford, Wednesdays 7.30-9.30pm, visitors welcome, further details Gill 01702 421737.

■ Played Bowls Before? Come and try it at

FS&S Club, Gardiners Close, Basildon, all weather green, free coaching given, regular club mornings, call Charlie 01277 623752.

■ Parent and Toddler Group, Buttercup Club, Scout Hall, Ellensbrook Close, Leigh, 9.30am and 11am, Wednesdays and Thursdays. 01702 712150.

■ Parent and Toddler Group, Little Angels, Steeple View Memorial Hall, Laindon, Wednesdays 1-3pm.

■ Parent and Toddler Group, Cherrydown Children's Centre, 4 Cherrydown West, Basildon, Wednesdays 1-2.30pm.

■ Parent and Toddler Group, Crowstone Christian Centre, 91 Crowstone Road, Westcliff, 9.30-11.30am (term time), also Thursday and Friday mornings, call 01702 352668.

Thursday, September 27

■ The Jazz Mix at The Maritime Room, Cliffs Pavilion, Southend, 'The Fellowship', 8.30-11pm, (doors open 8pm), admission £10, students £5 with valid photo card.

■ Art Class, Westcliff United Reform Church, King's Road, Westcliff, 10am-noon or 1pm-3pm, learn how to paint with Paul Alcock, beginners and experienced, £7 per session, details 01702 615475.

■ Health Walk, Hockley Woods, 10.45am, car parking in Hockley Woods Car Park, every Thursday, details 01702 318121.

■ Jive Classes, Ambleside Social Club, Ambleside Drive, Southend, 8pm, all ages welcome, no need to bring a partner, every Thursday, £4 (first night free), 07771 831507.

■ Jazz, Ron Spack's Dinner Jazz with Dave Mascall (guitar), Rayleigh Lodge Thai Restaurant, The Chase, Rayleigh, 7.30pm, 01268 742149.

■ Buddies Over 50 Singles Club, Anchor Pub, Benfleet, 8.30pm every Thursday, meet new friends, varied social activities, further details Jill 01268 753667.

■ Meeting, Westcliff National Spiritualist Church, Hildaville Drive, Westcliff, every service we have mediums that demonstrate clairvoyance, Thursdays 7.30pm and Sundays 6.30pm.

■ Coffee, Cake and Chat, WI Hall, Bellingham Lane, Rayleigh, ladies and gentlemen, join us every Thursday 2pm, Di 07952 148636 or Linda 07504 114762.

■ Stalls in Outpatients Department, next to post box, Southend Hospital, books, bric-a-brac, hand knits etc, every Thursday 8.30am-3.30pm, all proceeds to Bosom Pals Appeal.

■ Ceramics, The George Hurd Centre,

Audley Way, Basildon, for the over 50s, every Thursday 2-4pm, details 01268 465854.

■ Why not try Carpet Bowls, The Salvation Army Hall, Elm Road, Leigh, Thursdays 2-4pm, £4, first 3 weeks free, details 01702 553546.

■ Short Mat Bowls, Willows Park, James Hornsby School, Leinster Road, Laindon, every Thursday 7.30pm, first 3 weeks free, details 01277 625027.

Friday, September 28

■ Meeting, Leigh Floral Group, St Saviours Church Hall, Kings Road, Westcliff, 7.30pm, demonstrator Patricia Ellis, new members welcome, admission £5.

■ Drama Classes, Helen O'Grady Drama Academy, The Stables, Chalkwell Park Drive, Leigh, not a stage school, designed to increase children's life skills, Fridays after school, to enrol call Dina 01245 328680.

■ Bargain Box Open, Pastoral Centre, St Martin's Church, Basildon (Church walk near Marks and Spencer), every Friday 10am-noon, good quality/nearly new clothes, bric-a-brac, books, videos etc, tea/coffee, all welcome, no entrance charge.

■ Table Tennis, Laindon Community Centre, Aston Road, off High Street, for over 50s, any standard. Fridays 11am-1pm, free parking. 07931 564105.

■ Table Tennis, St Andrew's Church Hall, Church Road, Shoebury, every Friday 2-4pm. 01702 296708.

■ Table Tennis, Markhams Chase Sports Centre, Basildon, every Friday 2pm, £2.50 per session.

■ Modern Sequence Tea Dance, St James' Church Hall, Elmsleigh Drive, Leigh, Fridays 1.45-3.45pm, details Henry 01702 293794.

■ Stone Carving, Sculpture plus Lettering, Studio Workshop, 39a West Road, Shoebury, professional tuition, traditional tools, Fridays 8-10pm, details Jim Davis 01702 292867.

■ Evening of Clairvoyance, St Edmunds Hall, St Edmunds Close, (off Pantile Avenue), Southend, Fridays 8pm, healing from 7pm.

■ Clairvoyance, Hockley Old Fire Station, Southend Road, Hockley, (next to Spa Pub), visiting mediums, Fridays 7.30-9.30pm.

■ Southend Chess Club, Thorpe Bay Bridge Club, The Old School House, Southchurch Boulevard, Southend, Fridays 7.30pm, beginners or experienced players. 01702 345902.

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Advertisement feature

Festive cheer at the Blue Chutney

A FANTASTIC range of festive celebrations are being organised for diners at the Blue Chutney this Christmas.

The restaurant, at 31-33 The Broadway, Wickford, which serves an extensive selection of the finest traditional Indian cuisine, is putting on a number of entertainment evenings during December, and will also be open on Christmas Day and Boxing Day.

Over the coming weeks the restaurant will also be holding a number of tribute nights including Matthew Winchester as Luther Vandross on September 21 and The Motown Sister on October 19 – both for £23.95 per person including a four-course set meal – and a special Elvis evening on November 16, for £21.95.

It will then be into December itself when Kinisha will be appearing as Tina Turner on December 7; vocalist Jade Tibbs will be providing the entertainment on December 8; Tony T will be showcasing his soul and Motown spectacular on December 14; Phil Hawkins will be entertaining diners on December 15; Gary Goodmayes will be appearing a Freddie Mercury on December 22; and Nick Slade will be presenting his ultimate live comedy, multi-tribute cabaret show on December 22. All of the entertainment evenings include a delicious four-course meal and cost between £21.95 and £24.95 per person.

On Christmas Day diners will be spoilt for choice as they can either



enjoy a traditional Christmas dinner or opt for a special Indian meal instead. What's more, as it costs just £39 per person, and just £20 for children under 10 and £9 for youngsters under five, it will not cost the earth to let someone else take the strain on the big day.

On Boxing Day the restaurant will be serving a four-course Indian banquet for just £15.95 per

person, or £9.50 for children under 10, while alternative English and vegetarian dishes will be available.

On Monday, December 31, vocalist Rebecca Ray will be providing the entertainment during a spectacular party night to see in 2013, which costs £34.95 per person and includes a delicious four-course set menu.

The Blue Chutney, which offers

a full takeaway service, is open from noon to 2pm, and from 5.30pm to 11pm, from Monday to Thursday; from noon to 2pm, and 5.30pm to 11.30pm, on Friday and Saturday, and all day from 1pm to 10.30pm on Sunday.

For further information, or to make a reservation, call the Blue Chutney on 01268 763866 or visit www.bluechutney.co.uk

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Advertisement feature

eating out

Multi-award winning Maharaja scoops 'Curry Chef of the Year'

MAHARAJA Restaurant has won another prestigious national catering award after being named BCA Caterer of the Year.

Its Master Chef, Akmal Ali, was crowned 'Chef of the Year' at the Bangladeshi Catering Association (BCA) Curry Awards, held at the Park Plaza Westminster Bridge Hotel, after impressing judges during a cook-off.

Mr Ali said: "I'm absolutely delighted. We've always been very proud of our food here at the Maharaja and it's a great honour to be named the best curry chef in the UK."

"I was up against some great guys in the final and the competition was intense. I'm glad that I prevailed."

Mr Ali also paid tribute to his customers and added: "We've got very loyal customers at Maharaja who have been with us for many years. I'd like to thank them for their support and, now that we've won, I hope they'll continue to remain loyal for many years."

If curry is the spice of life then the Bangladesh Caterers Association know how to serve it, as they spiced up the night at their 6th Annual BCA Awards on December 4, with a fusion of Bollywood and contemporary entertainment. As the night progressed from the sparks of ambition to the burning embers of success it was filled with the powerful message of entrepreneurial inspiration and dedication.

The awards were hosted by Tasmin Lucia Khan, of ITV's Daybreak, in front of an audience of 1,000 guests, including a host of dignitaries, celebrities, parliamentarians and the 'crème de la crème' of the curry elite.



WINNER: Maharaja is setting the standards.

Chief Guest of the night The Rt Hon Eric Pickles MP, Secretary of State Communities and Local Government, said: "Curry may not have been born in Britain, but it's found a home here. With over 12,000 establishments turning over £4.3 billion each year it's not difficult to see that British curry is a great success story."

Master Chef Akmal Ali, who is no stranger to awards having previously won many in the past, has been creating his particular brand of magic and authentic Bangladeshi cuisine at the popular venue in London Road, Benfleet since the restaurant opened and has been part of the team for more than 25 years!

While the Bangladesh Caterers Association has searched the UK for the crème de la crème of the curry industry, and continues to support members and the curry industry, why not judge and sample the winner's curry delights at the Marharaja.

The restaurant is open from noon to 2.30pm, and from 5.30pm to 11.30pm, from Monday to Wednesday; from noon to 2.30pm, and from 5.30pm to midnight, from Thursday to Saturday; and from noon to 11pm on Sundays and Bank Holidays.

For further information, or to book a table, call the restaurant on 01268 794541 / 01268 792141 or visit www.maharajagroup.co.uk

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cinema

The daddy of all cop cliches

By Damon Smith

“YOU gotta act like a criminal to catch one,” growls Flying Squad hard man DI Jack Regan (Ray Winstone) as he apprehends a gang of armed robbers with old-fashioned brutality in Nick Love’s revamp of the classic 1970s TV series starring John Thaw and Dennis Waterman.

In the same way that the daredevil antics of Riggs and Murtaugh in Lethal Weapon put a fictional gloss on life on the streets for the LAPD, The Sweeney is completely divorced from the reality of modern policing in London.

Car chases career through the shimmering glass and metal structures of Canary Wharf at dizzying speed to the pounding beat of Lorne Balfe’s score and a shoot-out in Trafalgar Square leaves ancient monuments riddled with bullet holes.

Almost every arrest culminates in Winstone growling “You’re nicked!” and when the men in the upper echelons of power dare to question Regan’s thuggish, heavy-handed tactics, he bares his teeth and snarls, “We still do the things you can only dream of”.

That told them.

Love’s script, co-written by John Hodge, follows Regan and sidekick George Carter (Ben Drew) as they hunt a gang of wily European thieves led by slippery Francis Allen (Paul Anderson).

Unfortunately, the team cannot find sufficient evidence to charge Allen and they are forced to let him go after hours of intense questioning.

“The ramifications of your actions are going to have serious repercussions,” the thief



UNCOMPROMISING: Ray Winstone as Jack Regan and Ben Drew as George Carter.
Picture by PA Photo/Entertainment One

FILM FACTS

The Sweeney (15, 112mins)
Action/Thriller/Romance
Starring Ray Winstone, Ben Drew, Hayley Atwell, Steven Mackintosh, Damian Lewis, Kara Tointon, Paul Anderson
Director: Nick Love
Rating: 5/10

warns Regan with an icy stare.

Tensions within the department explode when Internal Affairs officer Ivan Lewis (Steve Mackintosh) embarks on a personal crusade to bring down Regan, who just happens to be bedding Lewis’s wife Nancy (Hayley Atwell). Section chief Frank Haskins (Damian Lewis) protects his boys and girl in the Flying Squad as much as he can, but Internal Affairs clearly has a vendetta and will stop at nothing until the team is disbanded and Regan languishes behind bars. “You’re extinct, you’re a dinosaur!” Lewis

threatens his prey.

Filmed on location in London, The Sweeney embraces every cliché imaginable as Regan propels his department to the brink of self-destruction.

Car chases are well choreographed and Winstone plays the daddy of the department with tightly coiled intensity.

The romantic subplot with Atwell defies credulity - Winstone looks like he would rather chew off her face than kiss it - and their bedroom scene inspires unintentional snorts of derision.

By contrast, Drew (aka rapper Plan B) underplays his role but still gets involved in the bruising fisticuffs and a climactic showdown that pokes fun at the British love affair with caravan and trailer parks.

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Sail up the River Thames to London - sail through the Flood Barrier - view magnificent Greenwich Waterfront - the Dome and see Tower Bridge open for you to sail through. With views of HMS Belfast you turn in the Pool of London and sail home £35
Sept 28 Return by inclusive coach from London
Buy Tickets from Southend Pier or On Board When You Sail

CLACTON ON SEA • RIVER BLACKWATER
SAT SEPT 29 Leave 12.45pm back 6.15pm
TUES OCT 2 Leave 11.30am back 6.30pm
TUES OCT 9 Leave 12noon back 7pm
Sail up the Essex Coast to visit Clacton-on-Sea £27. Or you can stay aboard and enjoy a cruise on River Blackwater £31 SC £29.
Oct 2 & Oct 9 Return by inclusive coach from Clacton
Visit WHITSTABLE
SATURDAY OCTOBER 6
Leave 1.30pm back 5.30pm
Sail to Kent Coast and visit the quaint resort of Whitstable - famous for oysters! £31

AFTERNOON CRUISE - RIVER MEDWAY
SUNDAY SEPTEMBER 30
Leave 1.45pm back 5pm
THURSDAY OCTOBER 11 Leave 1.45pm back 5pm
Enjoy a cruise on the fascinating River Medway £27 On Sept 30 cruise to meet Vintage 'Edwardian' Steamer 'Kingswear Castle'. Join the parade as Britain's only working Paddle Steamers go cruising up river with flags flying & sirens sounding – bring your camera! Oct 11 Seniors only £25
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EVENING SHOWBOAT TWINKLING THAMES
FRIDAY OCTOBER 5 Leave 7pm back 11.30pm
Let the Band entertain you as you cruise up the 'Twinkling Thames'. Enjoy grandstand views of the Dome, Canary Wharf and see floodlit Tower Bridge open for you to sail through £33 Groups of 10 or more only £28.50! Return by inclusive coach from London
Historic THAMES FORTS
KIDS FREE - One free with every adult ticket purchased
SUNDAY OCTOBER 7 Leave 1.45pm back 5pm
Afternoon cruise sailing to the wartime Forts that guarded London and view Shipping in the Thames Estuary £27

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Landlords Turning to Property Management Companies for Expertise

Not so long ago the boom in property development brought with it a huge growth in the number of property owners and landlords owning flats to rent with little or no experience in block **property management**. Since this boom, many of these 'new' property owners and landlords have become lost in a sea of compliance with the legal minefield of fast changing legislation leaving them with no other option than to turn to an experienced property management company.

With the boom in property development, came a surge of inexperienced, unqualified and unscrupulous agents charging extortionate fees for property management.

Recognising the need for a qualified and experienced block property management company with in-house expertise on property legislation and compliance, Rylands Associates was founded by David Rylands MRICS. David, a residential property specialist Chartered Building Surveyor, realised his vision to create a team of specialists and experts in their field to provide the very best **property management services** to clients whether they are freehold landlords or residents companies.

With a combined experience of over 50 years in property and block management and accreditations and qualifications from the Institute of Residential Property Management and the Royal Institute of Chartered Surveyors, Rylands' team delivers a first class nationwide service.

Rylands Associates Managing Director, Grant Cooper adds: "We wanted to set ourselves apart from the many block property management companies that were springing up to meet the increased demand for a fully integrated block property management service. We wanted to offer a full suite of supervisory and maintenance services that were sophisticated, innovative and delivered by a highly qualified team of experts.

"We are very different from mainstream property management companies as we deliver quality over quantity preferring to work on properties in niche areas such as converted listed buildings and modern purpose built blocks of all sizes. In order to consistently deliver our high standard of customer service, we recognise that we can't manage every apartment building there is and, even if we could, we wouldn't want to."

Rylands offers clients a suite of comprehensive **property management services** including: property inspections, routine maintenance, service charge budgeting and collections as well as debt recovery. This service would be included in the service charge applied by landlords and would cover the maintenance of all the property shared areas such as gardens, communal hallway areas, lifts, window cleaning and much more.

Over and above this they offer advice from their in-house team of experts on such areas as health and safety, fire risk assessments or advice on the latest letting laws, sharing with their clients their unrivalled knowledge in the industry.

"Many times new clients turn to us having had little or no contact with their previous property management company. We are different. Our approach is very hands on and we want to build relationships with our clients. This can only be done by establishing trust and our team at Rylands works hard to build lasting relationships with landlords and resident companies alike.

"Communication is very important to us. We understand the importance of communication with our clients and will attend directors meetings and annual general meetings to discuss the wants and needs of the property." Adds Grant.

Clients are also supported by Rylands' 24 hour emergency callout service which is included in their fee giving clients a dedicated telephone number to call if things go wrong. As well as this, Rylands' clients are supported by the latest bespoke property management software, Blockman.

Blockman is a service charge and ground rent accounting and administration system that is currently only used by a small number of **property management companies** in the UK.

Adds Grant: "The Blockman software has made a huge difference to our clients, transforming our service delivery to our clients. It's been extensively used in Ireland and is becoming increasingly popular with property management agents in the UK. We're very pleased to be one of the first companies in the UK to successfully implement it."

Having just opened a London branch in Covent Garden, Rylands' future is set to meet the increased demand for high quality **property management** with a personal touch.

New offices at London Covent Garden and Chelmsford.



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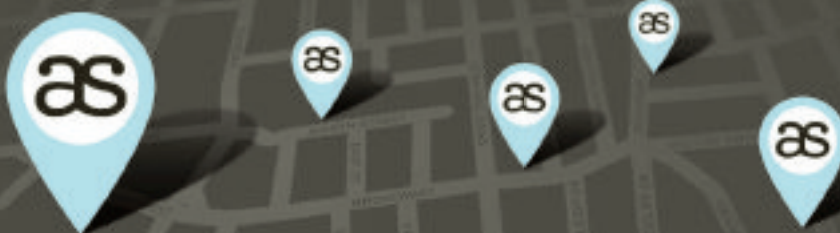
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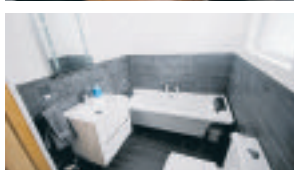


ashleigh stone

HOT PROPERTY IN LEIGH, CHALKWELL & WESTCLIFF



AMAZING



Heart of Leigh £315,000

An outstanding example of a turn of the century character three double bedroom family home. The house has been greatly improved by the current vendors and now comprises of open plan lounge/diner, a superb kitchen breakfast room, master bedroom with en suite shower room and a contemporary four piece bathroom suite.

Leigh On Sea £200,000

This is a three bedroom family home with the benefit of a south facing garden and good size kitchen diner to rear. There is parking to the front for a couple of cars and two double bedrooms with a large single. Located close to shops, bus routes into town and easy access onto the A127.



REDUCED

South of the London Road £249,995

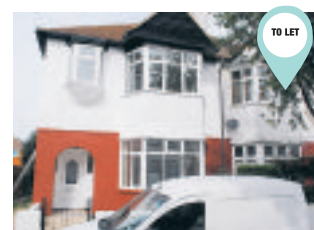
This delightful three bedroom mid terrace home is located South of the London road. It benefits from having a large east backing garden, three double bedrooms and a separate dining room. This home falls into the westleigh school catchment area and is a short walk to the broadway and train station. NO ONWARD CHAIN



REDUCED

Westcliff On Sea £750 pcm

This is a first floor flat with two good size bedrooms and large kitchen breakfast room, recently refurbished throughout and offering excellent living conditions this is an ideal flat for those who need to be near the hospital, airport and Southend town centre.



TO LET



NEW



South of the London Road £174,995

This is a stunning two bedroom first floor flat with a large kitchen diner to rear with direct access to its own rear garden, the lounge is to the front and has some character features to it, the main bedroom is a good size double with the second being a large single. Located close to the leigh road and chalkwell park and station this would be ideal for those looking to be in the heart of leigh.



STUNNING



Fantastic Character House £379,995

An impressive Victorian style semi detached property sitting on a corner plot in Westcliff on Sea offering the new owners three double bedrooms and a single fourth bedroom, three reception rooms, two bathrooms, plenty of parking and a west facing rear garden. This home has been transformed over the years and has some stunning character features, any family that needs space and room to grow will love this home so call now to view.

Close to the Broadway £725 pcm

Ashleigh Stone Lettings are delighted to offer this one bedroom ground floor flat located just off Leigh Road so ideally situated for Chalkwell Station and Leigh on Seas Broadway. The flat is in great condition and benefits from its own West facing rear garden, large conservatory and modern shower room. Sorry working tenants only. Available now.



TO LET

Heart of Leigh £625 pcm

Ashleigh Stone Lettings are delighted to offer this one bedroom ground floor flat located close to the Broadway with all its shops and bars. The flat comes with a modern fitted kitchen and is own garden. Available now!



TO LET

Westcliff On Sea £1,200 pcm

A lovely three bedroom semi detached family home with garage, good size garden and modern kitchen. The house is ideally located for Southend Hospital. Call now to view.



TO LET

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B&B

Sales

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SOLE
AGENTS



RAYLEIGH £799,950

- * Located in a premier road & constructed 10 years ago by Lodbury Homes
- * Beautifully five/six bedroom detached home
- * 2pc ground floor cloakroom
- * Galleried landing
- * Lounge overlooking garden & separate dining room
- * Playroom/study
- * Recently upgraded kitchen/breakfast room with integrated appliances
- * Separate utility room
- * Two en-suites
- * Second floor games room/bedroom
- * Integral double garage
- * Offered in first class order throughout



NEW ON
MARKET
SOLE AGENTS



THUNDERSLEY £239,995

- * Located in quiet cul-de-sac within close proximity to Thundersley Village
- * Semi detached chalet
- * Three double bedrooms
- * Ground floor 3pc shower room
- * 30' lounge/diner
- * Well fitted kitchen
- * Fully tiled 3pc bathroom
- * Independent driveway leading to integral garage
- * UPVC double glazing
- * Upgraded central heating system



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NEW PRICE
SOLE AGENTS



SOUTH BENFLEET £599,995

- * Located in a prominent position enjoying views over the Benfleet Downs
- * Spacious four bedroom detached family home
- * Lounge with feature fireplace & Separate dining room
- * Utility room & Ground floor cloakroom
- * Large newly fitted kitchen/diner
- * Master having en-suite bathroom
- * 70' rear garden with orchard & fruit beds
- * Independent driveway accessed from Vicarage Hill
- * Detached double garage
- * King John school catchment
- * No onward chain



SOLE
AGENTS



**BENFLEET
£445,000**

- * Located in this established A13 turning
- * Exceptionally deceiving 7 bedroom detached house
- * Spacious entrance hall with ground floor cloakroom
- * Large lounge
- * Separate dining room
- * UPVC conservatory
- * Fitted kitchen with contemporary units
- * En-suite to master bedroom
- * Separate 4pc family bathroom
- * Second floor shower room

SOLE
AGENTS



**HADLEIGH
£119,995**

- * Located in popular & modern purpose built development
- * One bedroom second floor flat
- * Security entry phone system
- * Personal entrance door
- * Master bedroom with built in wardrobes
- * Access to loft storage
- * Lounge overlooking allotments
- * Kitchen
- * Reserved parking

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B&B

Sales

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NEW ON
MARKET
SOLE AGENTS

**SOLD PRIOR TO PUBLICATION
OTHERS URGENTLY REQUIRED**



HADLEIGH £229,995

- * Cleverly extended character semi detached house
- * 33' dual aspect lounge/diner
- * Contemporary Shaker style refitted kitchen with utility area
- * 3pce ground floor shower room
- * Three bedrooms
- * Upgraded fully tiled 3pce bathroom with plumbed in shower
- * South facing rear garden
- * Blocked paved frontage
- * Detached garage which has been professionally converted into sound proofed music/recording studio



NEW ON
MARKET
SOLE AGENTS



HADLEIGH £309,995

- * Situated in sought after location close to Nature Reserve
- * Immaculately presented detached chalet
- * Four bedrooms
- * Lounge with feature fireplace
- * Separate dining room/bedroom 3
- * Ground floor bedroom 4/sitting room
- * Modern & well fitted kitchen/breakfast room
- * Ground floor WC
- * Modern shower room
- * 60' rear garden & detached garage



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SOLE
AGENTS



SOUTH BENFLEET £350,000

- * Within immediate proximity to Benfleet Downs & station
- * Charming cottage built in the 1700's
- * King John school catchment
- * Three bedrooms
- * Sitting room & dining room
- * Modern & well fitted kitchen with integrated appliances
- * Lounge with double doors leading to rear garden
- * Ground floor cloakroom & first floor 4pce bathroom
- * Inner hallway currently laid out as a reading room
- * South facing 60' rear garden
- * Outbuilding which is currently set up for beauty therapy room



SOLE
AGENTS



**HADLEIGH
£179,995**

- * Close to Hadleigh town centre
- * Vacant semi detached bungalow
- * Entrance hall
- * 2 bedrooms
- * Shower room
- * Kitchen
- * Lounge with patio doors
- * Conservatory
- * Low maintenance rear garden

SOLE
AGENTS



**HADLEIGH
£275,000**

- * Highly sought after & quiet cul-de-sac
- * Extended & well presented detached bungalow
- * Two bedrooms
- * 4pce bathroom with separate shower cubicle
- * Well fitted kitchen
- * Separate utility
- * 21' lounge
- * Separate dining room
- * Unoverlooked rear garden, driveway & garage

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WESTCLIFF ON SEA £775 pcm

- * Two bedroom Mews Cottage
- * Through Lounge/Diner
- * Kitchen with Oven & Hob
- * Bathroom with shower over bath
- * Courtyard garden - Available now



BENFLEET £1,395 pcm

- * Beautiful 2/3 Bedroom House
- * Large Garden & Gardener
- * Many Original Features
- * New Bathroom Suite
- * Available September



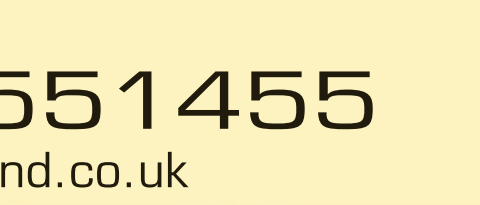
WESTCLIFF ON SEA £595 pcm

- * Large Ground Floor One Bedroom Flat
- * Large Lounge & Separate Dining Room
- * Freshly Decorated with New Carpets
- * Small area of Back Garden
- * Parking - Close to Station & Hospital



LEIGH ON SEA £675 pcm

- * One bedroom first floor flat
- * Double glazed
- * Fitted kitchen with oven and hob
- * 3 Piece Suite with Shower
- * Lounge with balcony



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GREAT WAKERING £189,995

LOVELY THREE BEDROOM FAMILY HOME
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GROUND FLOOR CLOAKROOM
LARGE THROUGH LOUNGE

CONSERVATORY
GOOD SIZED KITCHEN
USEFUL STORAGE ROOM
APPROX 60FT GARDEN



HADLEIGH £219,995

STUNNING TWO DOUBLE BEDROOM BUNGALOW
75' REAR GARDEN WITH LOVELY DECKED AREA
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LOVELY SPACIOUS CONSERVATORY
WALKING DISTANCE OF HADLEIGH TOWN CENTRE



THUNDERSLEY £249,995

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ROOM OR GYM.



BENFLEET £199,995

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WELL FITTED KITCHEN

BREAKFAST ROOM WITH FRENCH DOORS
WET ROOM WITH WHITE SUITE
SOUTH FACING REAR GARDEN
AMPLE OFF STREET PARKING



BENFLEET £239,995

SPACIOUS FAMILY HOME
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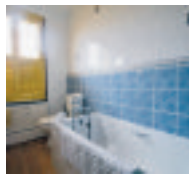
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SHOEBURYNESS £176,000

Popular location close to local schools and shops is this well maintained three bedroom semi detached family house benefitting from an attractive West backing rear garden approximately 80' in length and offering ground floor shower room/wc as well as bathroom facilities on first floor. The property is fully double glazed and there is off street parking to the front. Internal viewing recommended

- Semi- detached House
- Three bedrooms
- Two receptions
- Ground floor Shower/WC
- Modern Kitchen
- First Floor Bathroom/WC
- Attractive 80ft Rear Garden
- Off Street Parking
- Double Glazing/ Gas
- Central Heating
- Well Maintained throughout

SOUTHEND ON SEA £164,995



Two bedroom semi detached bungalow being situated within a cul de sac location on the ever popular Manners Way Estates. The property is double glazed and benefits from a modern fitted kitchen. There is an attractive rear garden approximately 40' in length and off street parking to the front for at least two vehicles.

WESTCLIFF ON SEA £229,500



Fully detached bungalow which has been extended to the rear and offers off street parking for three vehicles. The property benefits from a large lounge/diner, two double bedrooms, there is a kitchen and a wet room incorporating shower and wc. The property is mainly double glazed and there is a rear garden approximately 70' in length. There is internal refurbishment required which has been reflected in the asking price.

SOUTHEND ON SEA £395,000



Immaculate detached house of character being situated on the sought after Southchurch Boulevard and benefitting from spacious accommodation throughout. Three/ four bedrooms, two with en-suites and includes a modern kitchen/ breakfast room with a spacious formal lounge and a family room overlooking an attractive rear garden. Rarely does a property of this calibre come onto the market and early viewings are advised to appreciate the size of the accommodation on offer.

WESTCLIFF ON SEA £115,000



Spacious loft apartment being situated South of the London Road within close proximity of Hamlet Court Road shopping facilities and Westcliff station. The property benefits from a spacious lounge/diner opening onto a West facing sun balcony with views towards Estuary. There are two good size bedrooms and a modern kitchen and bathroom and there is allocated parking with further visitors parking available.

SOUTHEND ON SEA £135,000



Spacious three double bedroom first and second floor maisonette being situated conveniently for Prittlewell Station and benefitting from own share of rear garden. There is a large lounge, shower room/wc and fitted kitchen and an internal viewing is strongly advised to appreciate the size of the accommodation on offer.

MILTON CONSERVATION AREA £675 pcm



Ground floor apartment situated within the sought after Milton Conservation Area, two double bedrooms, attractive lounge, dining room, fitted kitchen with integrated four ring gas hob, oven and grill under and extractor fan, bathroom/wc, full gas central heating, own rear garden, off street parking.

WESTCLIFF ON SEA £650 pcm



Spacious first floor apartment situated within a central location of Westcliff close to Railway Station and Seafrost, lounge with separate dining room, fitted kitchen with integrated electric hob with oven and grill under, three bedrooms, two double and one single, bathroom/wc, full double glazing, gas central heating, entry phone, communal off street parking.

SOUTHEND ON SEA £600 pcm

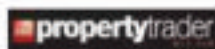


Currently being newly redecorated and re-carpeted throughout. Being situated just off of Southend town centre is this two bedroom apartment. The property offers lounge, open plan kitchen with ample storage units and integrated oven and hob, modern bathroom suite including two bedrooms (one double and one single).

Call us on 01702 433663 to view any property or visit www.sorrellproperty.co.uk for more details



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THUNDERSLEY £265,000

Overlooking Thundersley Common this detached chalet offers 3/4 bedrooms, lounge with dining area, 12'3" kitchen, ground floor cloakroom and first floor bathroom/wc. The property is in need of modernisation



LEIGH ON SEA £199,995

Located in a cul-de-sac position this semi detached bungalow offers two bedrooms, 17' lounge, dining area, 16' kitchen, conservatory, and a workshop. There is also a good size garden and off street parking. The property is in need of general updating.



THUNDERSLEY £214,995

Semi detached chalet offering three bedrooms, en-suite shower to master, 15'11" lounge, kitchen/diner, ground floor bathroom with separate wc, approx 50ft garden and long drive to garage. The property is situated within the King John School catchment area.



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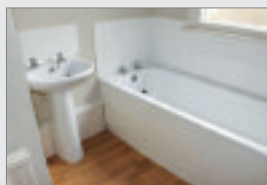
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1 Bed FFF £525 PCM
 Milton Road
SOUTHEND-ON-SEA



1 Bed FFF £525 PCM
 Westborough Road
WESTCLIFF-ON-SEA



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LEIGH-ON-SEA

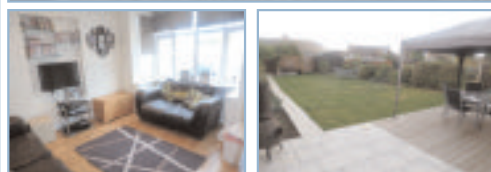
£205,000



Connells of Rayleigh are pleased to offer for sale this two bedroom semi-detached bungalow situated on this corner plot with potential to extend. It benefits from being gas central heated, double glazed, garage and off-street parking, conservatory and a 22ft lounge. CALL NOW TO VIEW.

RAYLEIGH

£212,995



Connells are pleased to offer for sale this delightful two bedroom semi-detached bungalow in a sought after location. The property benefits from having 2 bedrooms, off street parking, full planning permission granted for 3 bedrooms and a bathroom upstairs and also being offered with no onward chain.

RAYLEIGH

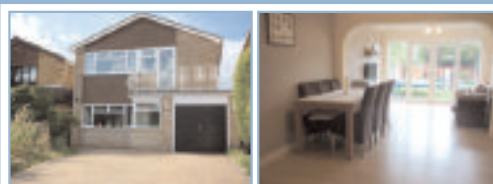
£240,000



Connells of Rayleigh are pleased to offer for sale this delightful three bedroom semi-detached house situated in a sought after location and close to Love Lane School and the mainline station. Viewing is advised to appreciate this delightful house.

HOCKLEY

£300,000



Connells of Rayleigh are delighted to offer for sale this extended four bedroom detached family house benefiting from lounge, extended dining room / play room, modern fitted kitchen, ground floor w/c, en suite to master bedroom, rear garden, off street parking and integral garage.

RAYLEIGH

£299,995



COMMUTERS DREAMS - Connells of Rayleigh are pleased to offer for sale this delightful four bedroom detached chalet style bungalow situated within easy walking distance to the train station and local amenities and town centre. Viewing is a must to appreciate this delightful property.

RAYLEIGH

£455,995



Connells of Rayleigh are pleased to offer for sale this 5 bedroom home situated in the popular Downhall area. It's within easy access of Rayleigh Town Centre and the main line station. This property is ideal for anyone looking to get the most of their money and viewing is strongly advised.

RAYLEIGH

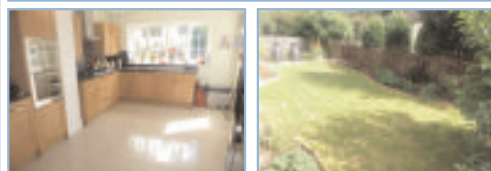
£449,950



Call now to view this immaculate four double bedroom detached house benefiting from three reception rooms, large fitted kitchen, ground floor WC, luxury first floor bathroom, potential for two en-suite bathrooms, rear garden measuring in excess of 100ft, integral garage & off street parking.

RAYLEIGH

£450,000



Connells of Rayleigh are pleased to offer for sale this rarely on the market four bedroom detached house, set in this private road within easy walking distance to the town and all amenities. This property is very spacious and viewing is essential to appreciate. Call now to view.

BENFLEET

£865,000



Connells of Rayleigh are pleased to offer for sale this five bedroom detached house with a three bedroom Annex attached, in this sought after road, in the ever popular area of Benfleet. It's within a short walk to King John Senior school and a short drive to Boyce Hill private golf course.

HOPSON

Property Services

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Southend-on-Sea Essex SS1 1BW
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ESTUARY VIEW - WESTCLIFF-ON-SEA £350,000

Unique opportunity to purchase this beautiful two bedroom Marine Apartment constructed approx. 12 months ago. Magnificent contemporary style kitchen with full range of integrated appliances. Superb open plan sitting room with timber flooring and balcony. Master bedroom 25' x 12'2" with full en-suite shower room with under-floor heating. Sumptuous main bathroom with under-floor heating. Balcony with sea views. Underground secure parking. Sought after location



ROYAL TERRACE OIRO £550,000

Grade 2 listed Georgian twelve bedroom registered guesthouse with stunning sea views from the front elevation. Established family business trading over 20 years. Owner accommodation. Owners parking. Full gas fired central heating. Large double garage/workshop to rear suitable for either residential or commercial use, subject to planning application. Three star AA registered.



ESTUARY VIEWS, WESTCLIFF £310,000

Three bedroom third floor apartment offering superb estuary views. Lounge with south facing balcony. Fitted kitchen with rear enclosed balcony. Art-deco style bathroom. Separate cloakroom. Double glazed. Gas fired heating. Garage in block. Extremely well kept communal gardens. Secure entrance via entry phone. Lifts to all floors. Seaford location.



THORPE BAY £279,950

Substantial four/bedroom family house located a few minutes walking distance of Thorpe Bay's seaford and Southchurch Park. Three reception rooms. Modern kitchen. Ground floor cloakroom. Two bathrooms. Shower room. 65'-70' north backing garden. Off-road parking. Part double glazed. Gas central heating. Potential for improvement.



WESTCLIFF-ON-SEA £54,950

One bedroom ground floor flat. Entrance hall. Lounge with open plan fitted kitchen. Bathroom/w.c. Gas central heating via radiators (not tested). In need of some modernisation and refurbishment. Ideal first time purchase or investment. Close proximity of Westcliff mainline railway station & Hamlet Court Road shops.



SOUTHEND-ON-SEA £139,995

Two/three bedroom bay fronted mid-terraced house in need of some modernisation and refurbishment. Entrance hall. Lounge 13'11" x 11'4". Study 9' x 8'11". Dining room/morning room 12' x 9'7". Kitchen 10' x 8'8". Three bedrooms. Bathroom & separate w.c. Enclosed garden. Close to town centre.



PUBLIC NOTICE

Flat 3 Berkeley Court, 140 Gainsborough Drive, Westcliff-on-Sea, Essex, SS0 0SN
We are acting in the sale of the above property and have received an offer £95,000.
Any interested parties must submit any higher offer in writing to the selling agent before an exchange of contracts takes place.



SOUTHEND-ON-SEA £124,950

Two bedroom purpose built first floor apartment. Security entrance. Entrance hall. Lounge with open plan fitted kitchen 17' x 15'. Master bedroom with en-suite 11'6" x 11'2". Bathroom/w.c. UPVC double glazed. Private parking space. Close to seaford & Southchurch Park. Ideal first time purchase or investment opportunity.



SOUTHEND-ON-SEA £59,950

One bedroom first floor flat located close to Southend town centre and mainline railway station. Entrance hall. Lounge. Fitted kitchen. Double bedroom. Bathroom/w.c. Gas central heating via radiators (not tested). Ideal first time purchase or investment opportunity.



SOUTHEND-ON-SEA £129,950

Offering estuary views, this two/three bedroom maisonette arranged over first and second floors. Entrance hall. Lounge 11'10" x 11'2" with estuary view. Kitchen 8'4" x 5'3". Two bedrooms. Bedroom three/study. Bathroom/w.c. Gas central heating via radiators (not tested). Part double glazed.



SOUTHEND-ON-SEA £89,995

One double bedroom purpose built first floor retirement flat. Lounge 15' x 14'. Kitchen 9' x 6'. Security entry phone system. Communal facilities. Allocated parking space. Recently redecorated. New carpets & flooring. Walking distance of town centre & mainline railway station. No onward chain.



WESTCLIFF-ON-SEA £149,995

Completely refurbished to a very high standard first floor apartment. Two bedrooms. Magnificent fitted Kitchen. Quality Bathroom with shower. Enclosed Balcony/Utility area. Garden with large decked area. Double glazed throughout.



WESTCLIFF-ON-SEA £259,995

Four bedroom Edwardian semi-detached house located south of the London Road. Three reception rooms. Kitchen/breakfast room. Ground floor cloakroom. West backing garden. Off-street parking to the front. Gas fired boiler. Double glazing. Many original features. No onward chain.

LETTINGS



ROYAL TERRACE, SOUTHEND £400 PCM

IMMACULATE top floor STUDIO apartment with Estuary views close to Southend Town Centre. LOUNGE/BEDROOM. MODERN FITTED KITCHEN WITH APPLIANCES. SHOWER ROOM. CARPETS. Available now. Unfurnished. No Pets: SS1 1DX



SOUTHCHURCH AVENUE, SOUTHEND £475 PCM

ONE double bedroom first floor FRONT flat close to the seaford and Town Centre. LOUNGE. FITTED KITCHEN WITH COOKER. CENTRAL HEATING. DOUBLE GLAZED. PARKING SPACE. Available now. Unfurnished. No Pets: SS1 2RR



STATION ROAD, WESTCLIFF £625 PCM

Large top floor ONE double bedroom flat with Estuary Views close to Westcliff railway station. SEC ENT. LOUNGE. MODERN FITTED KITCHEN. BATH/SHOWER ROOM. CENTRAL HEATING. PARKING. Available now. Part or Fully Furnished. No Pets: SS0 7RU



WHITEFRIARS CRESCENT, WESTCLIFF £595 PCM

Large ONE double bedroom maisonette over the first and second floor levels close to Hamlet Court Road shops. LOUNGE WITH BAY WINDOW. NEWLY FITTED KITCHEN. BEDROOM WITH OFFICE AREA. CENTRAL HEATING. Available now. Furnished. No Pets: SS0 8EX



WESTCLIFF PARADE, WESTCLIFF £900 PCM

Superb self contained ground floor ONE double bedroom apartment opposite Cliff Gardens. ORIGINAL ENT DOOR. LARGE LOUNGE. OPEN PLAN FULLY FITTED KITCHEN. CENTRAL HEATING. COMMUNAL GARDENS. BALCONY. GARAGE. Available end September. Part Furnished. No Pets: SS0 7QE



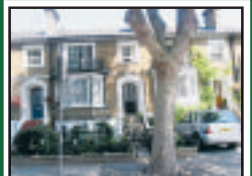
PARK ROAD, WESTCLIFF £775 PCM

Self contained TWO double bedroom with parking. SEC ENT. LOUNGE. QUALITY FITTED KITCHEN WITH INTEGRATED APPLIANCES. DOUBLE GLAZING. CENTRAL HEATING. SECURE PRIVATE PARKING. Available now. Unfurnished. No Pets: Children: Smokers: Over 25's only: SS0 7PE



CLARENCE ROAD, SOUTHEND £550 PCM

TWO double bedroom first floor flat just off the Town Centre. OWN ENT DOOR. LOUNGE. FITTED KITCHEN. BATHROOM WITH SHOWER. CENTRAL HEATING. PART DOUBLE GLAZED. CARPETED. SHARED GARDEN. Available now. Unfurnished. No Pets: SS1 1AN



CAMBRIDGE ROAD, SOUTHEND £600 PCM

Top floor flat in the Cliffdown Conservation area. LOUNGE WITH BALCONY. FITTED KITCHEN. ONE DOUBLE. ONE SINGLE BEDROOM. CENTRAL HEATING. PERMIT PARKING AVAILABLE. Available end September. Fully Furnished. No Pets: Over 30's only: SS1 1ET



ALEXANDRA ROAD, SOUTHEND £725 PCM

Large ground floor TWO double bedroom apartment close to seaford. SEC ENT. LARGE LOUNGE WITH DOORS TO GARDEN. FITTED KITCHEN WITH APPLIANCES. CENTRAL HEATING. DOUBLE GLAZED. PARKING. COMMUNAL GARDEN. Available early October. Unfurnished. No Pets: SS1 1HE



PARK STREET, WESTCLIFF £795 PCM

TWO double bedroom loft style apartment close to Victoria railway station. SECURITY ENTRANCE. LOUNGE. FITTED KITCHEN. TWO BATHROOMS. CENTRAL HEATING. DOUBLE GLAZED. PARKING SPACE. Available end September. Unfurnished. No Pets: SS0 7PD



PARK STREET, WESTCLIFF £775 PCM

THREE bedroom house close to the Town Centre. LOUNGE. MODERN FITTED KITCHEN. WET ROOM/CLOAKROOM. FAMILY BATHROOM. DOUBLE GLAZED. CENTRAL HEATING. GARDEN. Available early September. Unfurnished. No Pets: SS0 7PD



SOUTHCHURCH AVENUE, SOUTHEND £875 PCM

THREE double bedroom apartment arranged over two floors and located close to the seaford. LOUNGE. DINING ROOM. MODERN KITCHEN. MASTER BEDROOM WITH EN-SUITE. TWO BATHROOMS. HEATING. PARKING. Available mid September. Furnished. No Pets: SS1 2RH



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FOR SALE

RAYLEIGH £204,995

***STUNNING AND IMMACULATE THROUGHOUT**A much improved three bedroom home located on an impressive corner plot within the Grove and Fitzwimarc School catchment area's. ** 24' LOUNGE/DINER**IMPRESSIVE KITCHEN & BATHROOM**CONSERVATORY**GARAGE AND MUCH MORE. This home must be seen!



FOR SALE

RAYLEIGH £284,995

*** ABSOLUTELY STUNNING *** This three bedroom town house was built less than two years ago and has been vastly improved by the current owner. ** LUXURY FITTED KITCHEN** GROUND FLOOR W.C** EN-SUITE TO MASTER BEDROOM ** DELIGHTFUL SECLUDED MAINTENANCE FREE GARDEN** NO CHAIN **



FOR SALE

RAYLEIGH £236,995

THIS IS BIG! **THREE/ FOUR BEDROOMS,* 19' LOUNGE,* 18' DINING ROOM,* IMPRESSIVE KITCHEN,* DELIGHTFUL SOUTH FACING AND TOTALLY SECLUDED REAR GARDEN.** This spacious home has far too many features to list here AND is only a few minutes walk from Rayleigh Town and Station.



FOR SALE

RAYLEIGH £285,000

*** YOU REALLY MUST SEE THIS SUPERB 100' UNOVERLOOKED GARDEN!!! *** A three / four bedroom family home set along a highly regarded yet convenient cul-de-sac location. ** TWO/THREE RECEPTION ROOMS** KITCHEN/BREAKFAST ROOM ** GROUND FLOOR CLOAKROOM AND MUCH MORE ** This is a REAL FIND



FOR SALE

RAYLEIGH £215,000

*** TWO BEDROOM SEMI LOCATED IN A FANTASTIC LOCATION CLOSE TO STATION *** This property offers spacious accommodation including **TWO DOUBLE BEDROOMS ** GOOD SIZE KITCHEN/DINER ** DELIGHTFUL GARDEN WITH STUNNING VIEWS ** Viewing of this fine home is essential!



FOR SALE

GREAT WAKERING £173,995

HUGELY IMPROVED VICTORIAN COTTAGE SET WITHIN THE HIGHLY SOUGHT AFTER CONSERVATION AREA This immaculately maintained home features, two bedrooms, two reception rooms, impressive kitchen and stunning four piece first floor bathroom***THIS IS A MUST SEE PROPERTY!***



FOR SALE

RAYLEIGH £245,000

***SUPERBLY MAINTAINED THREE BEDROOM DETACHED HOME SITUATED ON THE EDGE OF RAYLEIGH NATURE RESERVE. ** As well as having STUNNING FAR REACHING VIEWS the property also benefits from having SUPERB ACCOMMODATION and ** PLANNING PERMISSION TO EXTEND FURTHER**



TO LET

RAYLEIGH £975 PCM

WE ARE PLEASED TO OFFER TO LET THIS MODERN THREE BEDROOM SEMI DETACHED HOUSE. BENEFITTING FROM HAVING A SPACIOUS KITCHEN, MODERN INTERIOR, REAR GARDEN, DRIVEWAY PROVIDING OFF STREET PARKING AND BEING CLOSE TO RAYLEIGH HIGH STREET. VIEWING IS A MUST!



FOR SALE

RAYLEIGH £300,000

Guide Price £300,000 - £320,000 ***THIS PROPERTY IS HUGE!! FOUR BEDROOMS** 22' LOUNGE** 18'7 KITCHEN** AIR CONDITIONED CONSERVATORY** BATHROOM AND SHOWER ROOM** 60' GARDEN WITH FEATURE BAR** THIS PROPERTY IS SUPERBLY PRESENTED AND HAS FAR TOO MANY FEATURES TO LIST - MUST BE VIEWED!***



FOR SALE

HOCKLEY £175,000

AN IDEAL FIRST PURCHASE OR BUY TO LET PROSPECT! This two bedroom semi detached house is situated at the end of a quiet cul - de - sac yet is within easy reach of Hockley town and station. ** ALLOCATED PARKING ** DELIGHTFUL UNOVERLOOKED REAR GARDEN ** NO ONWARD CHAIN ** DON'T MISS OUT - VIEW NOW!



FOR SALE

HULLBRIDGE £204,995

*** LOOK!! UP TO FOUR BEDROOMS! *** An extended and much improved family home located in this hugely popular Village location and featuring * 15'10 LOUNGE* 16'5 KITCHEN * MODERN BATHROOM * DRESSING ROOM AND MUCH MORE! This home is chain free and must be seen!



FOR SALE

RAYLEIGH £335,000

***LOOK AT THIS!!! *** A Tudor style chalet situated just a FEW MINUTES WALK FROM RAYLEIGH STATION YET WITH AN ABSOLUTELY STUNNING 100' UN OVERLOOKED REAR GARDEN! If you are looking for a home that oozes charm and character then call now!



FOR SALE

THUNDERSLEY £280,000

** POTENTIAL FOR EXTENSION OR DEVELOPMENT ** A rare opportunity to purchase this detached bungalow situated on a very good size corner plot in a hugely popular location. ** DETACHED DOUBLE GARAGE ** 25'10 LOUNGE ** 14'2 KITCHEN/ BREAKFAST ROOM ** NO ONWARD CHAIN ** Call now to arrange your viewing



FOR SALE

RAYLEIGH £189,995

IDEAL FOR RAYLEIGH HIGH STREET AND STATION. WE ARE PLEASED TO OFFER THIS SPACIOUS AND WELL MAINTAINED ONE BEDROOM APARTMENT. THE PROPERTY IS AVAILABLE NOW AND WE STRONGLY RECOMMEND A VIEWING.



FOR SALE

RAYLEIGH £230,000

*** YOU'VE GOT TO SEE THIS 100' GARDEN - IT'S STUNNING! *** A substantial three bedroom semi-detached house situated just a few minutes walk from Rayleigh Station. ** TWO RECEPTION ROOMS ** HUGE POTENTIAL TO EXTEND FURTHER ** CLICK HERE FOR FURTHER DETAILS....



TO LET

RAYLEIGH £575 PCM

IDEAL FOR RAYLEIGH HIGH STREET AND STATION. WE ARE PLEASED TO OFFER THIS SPACIOUS AND WELL MAINTAINED ONE BEDROOM APARTMENT. THE PROPERTY IS AVAILABLE NOW AND WE STRONGLY RECOMMEND A VIEWING.

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BUXTON SQUARE, LEIGH-ON-SEA \ **£430,000**



Substantial Character House In This Envidable Location Overlooking Buxton Square / Ground Floor Bathroom And First Floor Shower Room / Lounge 15'7 X 11'10 / Dining Room 13'3 X 12'2 / Kitchen 12'6 X 9' / Conservatory 11'11 X 11'1 / Bedroom One 13'3 X 12'2 / Bedroom Two 15'4 X 10'8 / Bedroom Three 10'9 X 8'5 / Rear Garden With 5 Seater Hot Tub To Remain / Garage 18'10 X 11'2 / Off Street Parking / Rare Opportunity / Sole Agents / Must Be Viewed / Call 01702 555888

BENFLEET \ **£235,000**



Extended Three Bedroom Semi Detached Family Home \ Stunning Lounge/Diner 23'4 X 16'9 \ Kitchen 11'11 X 9'5 \ Three Good Size First Floor Bedrooms \ Bedroom One 15'5 To Built In Wardrobes X 9'4 \ Bedroom Two 11'10 X 9'1 \ Bedroom Three 8'9 X 8'9 \ Family Bathroom \ Attractive Rear Garden \ Double Glazing Throughout \ Garage And Off Street Parking \ Viewing Advised \ call 01702 555888

COMMERCIAL LET \ RETAIL SPACE

A great business opportunity for applicants currently involved within the outdoor play equipment sector to utilise space on a busy Garden Centre in South Essex. The area has been used by a business selling outdoor play equipment for a number of years building a regular client base and excellent local customer awareness. Call 01268 742742.

COMMERCIAL LET \ CATERING

Vacant commercial premises available to rent which have recently been used as a takeaway. The property is particularly spacious and well presented on the ground floor. To the first floor are three rooms and a shower room. Outside is a private car park with main road access. £15,000 pax. Call 01268 742742.

COMMERCIAL LET \ RETAIL SPACE

Low rent concession unit available immediately and positioned within a busy Garden Centre in South Essex. The 146 sq ft unit would suit a first venture business and various product lines would be considered by our client. Our client will consider a 12 month licence agreement. £3,600 per annum. Call 01268 742742.

COMMERCIAL LET \ CATERING

Fantastic opportunity to trade from impressive Restaurant/Bar premises opposite the highly acclaimed 'City Beach' development at Southend Seafront. The unit comprises of a 60 cover restaurant with commercial kitchen and three bedroom flat. Immediate viewing essential. Rent on application. Call 01268 742742

BUSINESS SALE \ CATERING

Great opportunity to acquire modern catering business positioned within very short walk of Town Centre. The business has fitted at great cost to our client and we anticipate a quick sale. Our client has decided to sell his interest in this newly established fast food catering outlet. The business offers huge potential under new dynamic ownership. Although the business itself does not have a long trading record the refurbishment and equipping of the unit far outweighs the asking price. Call 01268 742742.

THUNDERSLEY \ Guide Price £175,000-£190,000

Two Bedroom Semi Detached Bungalow \ Lounge 15'11 x 10'5 \ Kitchen 11'11 x 10'1 \ Bedroom One 13'1 x 10'4 \ Bedroom Two 9'5 x 7'0 \ Bathroom \ Good Size Rear Garden \ Off Street Parking With Car Port \ Realistic Asking Price \ Sole Agents \ Viewing Advised \ Popular Location \ Call 01702 555888

THUNDERSLEY \ £249,995

Deceptively Spacious Three Bedroom Semi Detached Family Home \ Easy Access Of Thundersley Village \ Lounge 15'2 x 10'10 \ Modern Fitted Kitchen 12'6 x 7'11 \ Conservatory 18'3 x 9'6 \ Ground Floor Bedroom Two 9'10 x 8'9 \ Ground Floor Bedroom Three 11'3 x 6'7 \ Ground Floor Three Piece Shower Room \ First Floor Master Bedroom Suite With Ensuite Bathroom \ Good Size Rear Garden \ Off Street Parking \ Garage \ Sole Agents \ Internal Viewings Are Essential \ Call 01702 555888

THUNDERSLEY \ Guide Price £180,000-£185,000

Extended Two Bedroom Semi Detached Home \ Lounge 18'11 x 9'6 x 10'10 \ Conservatory 15'4 x 11'4 \ Kitchen 8'9 x 7'11 \ Bedroom One 14'9 x 8'10 \ Bedroom Two 9'8 x 9'6 \ Three Piece Bathroom Suite \ Good Size Rear Garden \ Off Street Parking \ Double Glazed \ Extremely Sought After Location \ Walking Distance Of Virgin Active And Westwood Woodland \ Sole Agents \ Viewing Advised \ Call 01702 555888

BENFLEET \ OIEO £280,000

Four Bedroom Semi-Detached House \ Lounge 16'11 x 13'5 \ Dining Room 15'10 to built in units x 8'1 \ Kitchen 2'10 x 8'2 \ Conservatory 22'11 x 9'9 \ Ground Floor Bathroom \ Ground Floor Bedroom Four 10'5 x 8'10 \ Study Area 9'0 x 6'3 \ Master Bedroom 13'5 x 11'10 to built in wardrobes \ Bedroom Two 10'0 x 9'7 \ Bedroom Three 10'5 x 9'0 \ First Floor Bathroom/Shower Room \ King John School Catchment \ Large Garden \ Sole Agents \ Viewing Advised \ Call 01702 555888

HADLEIGH \ Guide Price £135,000-£145,000

One Bedroom Ground Floor Retirement Apartment \ No Onward Chain \ Lounge 15'2 x 10'1 \ Kitchen 7'3 x 5'7 With Oven, Hob, Fridge And Freezer To Remain \ Bedroom 12'1 x 9'5 With Built In Wardrobes \ Three Piece Bathroom Suite \ Communal Gardens, Lounge, Kitchen And Laundry Room Etc \ Sought After Location Within Easy Access Of Hadleigh Town Centre \ Vacant Possession \ Viewing Advised \ Call 01702 555888

Hadleigh - t: 01702 555 888
Rayleigh - t: 01268 742 742

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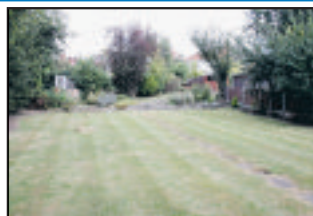
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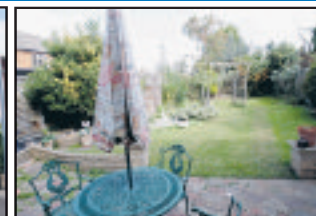
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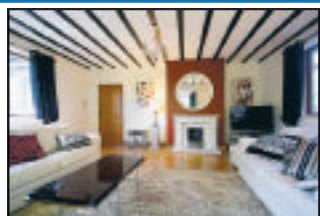
Marine Estate, Leigh £139,995

An immaculate first floor flat within this attractive character building walking distance of LEIGH BROADWAY AND STATION, off street parking, large communal gardens, fitted kitchen, double bedroom, gas c/h, double glazing, EARLY VIEWING ADVISED ref etl5053



Hullbridge Village £235,000

A bright and spacious three bedroom semi-detached family house situated in a popular location close to Ferry Road with its range of shops and bus routes to surrounding areas including Rayleigh Station. Good size rear garden, garage and parking, gas c/h, 18'7" x 16' lounge, fitted kitchen, conservatory, cloaks/w.c. EARLY VIEWING ADVISED ref etl 5054



Hall Road, Rochford £525,000

Charming luxuriously appointed detached cottage style family home occupying large secluded plot in highly desirable location WALKING DISTANCE OF STATION, versatile accommodation incorporating ANNEXE facility if required. Four bedrooms, beautiful 20' x 18'10" lounge, 22' x 14'6" stunning open plan kitchen and dining room, conservatory, two bathrooms, detached garage, internal viewing essential PLANS PASSED FOR LARGE EXTENSION ref etl5051



Close to High schools, Westcliff £420,000

KEYS AVAILABLE TO VIEW this elegant and very impressive detached executive home situated close to local schools and the hospital. The superb accommodation includes 14'6" x 10'6" 5th bedroom/ tv room, cloaks /w.c., large lounge, separate dining room, 15'9" x 13' extensively fitted kitchen/ breakfast room, four large first floor bedrooms, en suite shower room to master bedroom, large family bathroom etc. DOUBLE GARAGE PLUS PARKING WITH IN AND OUT DRIVEWAY - NO ONWARD CHAIN ref etl5052



Leigh-on-sea £749,950

A truly exceptional detached family home situated in one of Leigh's most sought after locations close to the nature reserve. The property is beautifully presented and affords top quality throughout. Four fitted double bedrooms, 2 x en suite's, elegant lounge, truly stunning 25'3" x 12'3" open plan dining room and conservatory, superb 24'6" x 15'6" open plan luxury kitchen and family room, cloaks/w.c., utility room, luxury bathroom, lovely secluded south backing plot. ref etl5048



South A.13, Leigh-on-sea £299,995

A three bedroom semi detached house in an excellent location walking distance of Leigh Broadway and Station and within the Westleigh schools catchment area, 125' rear garden, off street parking, spacious open plan kitchen and dining area, Lounge with feature fireplace, Double glazing ref etl 5011



Leigh-on-sea £285,000

A fully detached three bedroom family house with impressive block paved driveway and parking area for 4 -5 cars, large lounge, superb open plan dining room and kitchen, fully fitted with integrated appliances, separate fitted utility room, ground floor cloaks/w.c., 16' x 14'6" master bedroom, Bathroom/w.c., Gas c/h, No onward chain - keys available for viewing ref etl5020



Chalkwell Hall Estate £185,000

SOUTH FACING BALCONY WITH ESTUARY VIEW, Bright and spacious top floor two double bedroom apartment in highly sought after location, well maintained gardens and GARAGE, Large lounge leading out to balcony, spacious fitted kitchen, bathroom/w.c., gas c/h, double glazing, KEYS AVAILABLE FOR VIEWING ref etl5055

Make Sure your property receives maximum coverage and is seen by more buyers with our 5 offices in Leigh, 35 offices in Essex, 300+ offices in the U.K.

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Larry Keay FNAEA

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Fax: 01702 716956

Email: rvhall@btconnect.com

R. V. Hall & company



LEIGH-ON-SEA £290,000

Situated in a sought after area with amazing views of the Thames Estuary and Hadleigh Downs we offer this 3 Bed purpose built Flat. Having been redecorated to a high standard the property offers a modern fitted Kitchen, large lounge / dining area, modern bath suite, gas central heating, double glazing and covered parking.



LEIGH-ON-SEA £149,995

Situated south of the London Road A First Floor one bedroomed flat within walking distance of local and Broadway amenities whilst Leigh Station and Old Town are within one mile. The property has its own rear garden and is being sold with the benefit of the Freehold. Early viewing advised



LEIGH-ON-SEA £169,995

a rare opportunity to purchase this two bedroom ground floor flat in this enviable location close within close proximity to Belfairs woods and golf course benefitting from long lease and two off street parking spaces. ehl1549



LEIGH-ON-SEA £255,000

We are pleased to offer this Modern 3 Bed Semi-Detached house for sale. Situated south of Blenheim Chase offering good size lounge, spacious fitted kitchen, ground floor cloakroom, conservatory, double garage, uPVC double glazing. Early viewing is essential.



LEIGH-ON-SEA £375,000

Situated on the popular Highlands Estate within walking distance of Leigh Old Town and Station A Detached 4 bedroomed family house offering deceptively spacious accommodation. The property is within the Westleigh Schools catchment area whilst local shops are close to hand. Early vacant possession.



LEIGH-ON-SEA £450,000

Situated close to Chalkwell Park and within walking distance of Sea Front and Station A 3 Double Bedroomed detached house that has been well maintained throughout offering many attractive features. The property is within the Chalkwell Schools area and close to Leigh Road shopping facilities.



LEIGH-ON-SEA £295,000

Rare Opportunity. A large 3 Bedroomed Detached Bungalow requiring modernisation and situated in a favourable position on the popular Belfairs Estate. The property has the benefit of a wide, 80' deep, south backing garden. Local shops, buses and Belfairs Woods/Golf Course are within walking distance.

team

teamprop.co.uk



ask us, the award winning lettings agent

Landlord Question

A tenant I have was experiencing problems with their toilet flush. Rather than get in touch for me to organise a visit and sort it out, they attempted to repair it themselves and bodged it. The result is that the entire ballcock and flush mechanism needs to be replaced. Can I charge the tenant for this damage to the property?

Think Property Answer

Technically, you could easily argue that the botched repair is damage to the property and make a request to the tenant to make a contribution towards the costs, but is the bad blood that this could create worth it? If this is a one off and not the latest in a line of amateur DIY mistakes, the tenant deserves the benefit of the doubt.

If you want to be reasonable and realistic, we think you probably just have to take this one on the chin and do the repair at your expense. After all, the flush wasn't working anyway and you would have had to make a repair in any case. You don't note how old the mechanism is, but they do eventually, inevitably, need replacement.

There's another angle to this we think. Lots of landlords are very keen for their tenants to be proactive and keep on top of minor repair and maintenance. We hear tales of tenants pestering landlords and calling at all hours with the most minor requests. Asking for replacement lightbulbs and the like is quite common. That's why it's critical to set expectations and be communicative with your tenants.



www.thinkpropertyuk.com

TEL - 01702 470625



ASK THE AGENT ALAN KIRKMAN



ALAN KIRKMAN is Director of Essex TEAM - part of the UK's largest branded network of independent estate agents, with 50 computer-linked offices across the county and 500 more nationwide. Managing Director of Tudor Estates in Southend, Alan has been an Estate Agent for over 25 years.

Q. We are looking to buy. What general advice would you give regarding making offers?

A. There are few hard and fast rules when it comes to making offers. However, it is advisable to do some research first, to see what similar properties in the area may recently have sold for.

These days, there are a number of websites like www.myhouseprice.com and www.ourproperty.co.uk which can provide this kind of information, although it's important to remember that they get their data from HM Land Registry, so it's basically 3 months out of date.

Always bear in mind that whatever offer you make, you may be outbid - even in the current market. Remember, the agent is legally bound to continue passing on any new offers to his client right up until exchange of contracts, unless instructed otherwise. So, even if and when your offer is accepted, that is by no means the end of it.

By all means, offer less than the asking price - indeed, it's practically expected! But don't be tempted to start off with a ridiculously low offer, on the offchance that you strike lucky - even if you're prepared to go higher later. Very occasionally, this may pay dividends - if, for example, the seller is in particularly dire straits. But generally speaking it is a very high-risk strategy. After all, if the seller's agent has done his job properly in the first place, then the asking price should already be pretty much spot on. Besides, if the vendor thinks that your initial offer was insultingly low, then he may simply refuse to sell to you at all, no matter how high you are subsequently prepared to go. After all, no-one likes being taken for a fool - so much so, in fact, that there are plenty of cases of vendors who were even prepared to accept a slightly lower final offer from someone else, rather than end up selling to the person who tried to pull a fast one in the first place!

So, my advice is simple - if you really, really like a property, don't play around. Give it your best shot right from the start.

One final word. Resist the temptation to make offers on several different properties at the same time. Admittedly, this is normally only something that happens in a sellers' market. Still, you wouldn't want anyone doing it to you!

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- * WEST BACKING GARDEN

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WESTCLIFF-ON-SEA guide price £305,000

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- * 3 BEDROOMS
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Drivetime

By Jonathan Crouch

THE FIRST production car on UK roads resulting from an app created in collaboration with Facebook is Citroën's C1 Connexion special edition. More than 24,000 Facebook users submitted their ideal configurations for a special C1 citycar of this type - and the Connexion is the result. But is it any good?

Like all C1 buyers, purchasers of this Connexion model get only one engine choice, a frugal 68bhp 1.0i petrol unit. There's also a refreshing lack of gimmicks and nonsense that can plague some small cars as manufacturers look to differentiate their wares. With this

Citroën, you just get a citycar that's small, manoeuvrable, easy to see out of and very simple to operate.

It's almost comical how little car there is behind the rear seats and when reversing into a multi-storey bay, it's worth remembering that you can afford to leave yourself some breathing room at the back. Quite what a tail-gating articulated truck would look like to a rear seat passenger is the flip side of that characteristic!

On the road, the petrol unit feels willing and revvy and well suited to the C1's up and at 'em personality. The steering feels somewhat artificial and takes some getting used to but it doesn't require much effort to twirl the car

Making the Connexion

into a parking space.

The Connexion certainly stands out with its Caldera Black metallic paint and 14-inch 'Rift' alloy wheels. It all nicely enhances the most recent C1 facelift which has seen a revised front end and better quality upholstery and smarter materials inside.

Unlike a number of its rival tiny runabouts, the C1 Connexion offers a choice of either three or five-door body styles. The glass tailgate looks good but unlike that on the C3 supermini, doesn't extend down to bumper level, which might be a pain if you're constantly wanting to load in heavy shopping. The wheelarches are surprisingly beefy and the rear set are sculpted a little further forward in the three-door body style. The five-door car sees its rear doors meet the rear light clusters in a very neat piece of packaging.

Citroën have been regaining their reputation for bold and exciting interiors of late and the C1 continues that trend. Headroom inside the

car isn't at all bad, even for someone well over six feet tall and the big glass area up front gives an airy feel to the cabin. The rear of the three-door car is notably more claustrophobic and is really only suitable for kids and short journeys.

This special edition package costs from around £9,500, with a £350 premium if you want five rather than three doors. That means a cost of £500 over the existing VTR trim level upon which this variant is based. This already includes ABS and EBD braking, variable power assisted steering, driver's, front passenger's & front lateral airbags, daytime-running LEDs, air conditioning and front electric windows.

Some buyers may have reservations about the safety of such a minute car. Nudge up against a behemoth 4x4 in a car of the C1's size and it's easy to feel rather threatened, but the C1 is likely to have better safety systems than some sizeable SUVs.

As well as a specially developed body structure that incorporates crumple zones and impact absorbers at the front and rear, the C1 also boasts ISOFIX child seat anchor points, reinforced doors and up to four airbags.

This C1 is the first petrol-powered Citroën to slot beneath the all-important 100g/km of CO2 figure, with a 99g/km return that sees it being exempt from the London Congestion Charge. All variants get free road tax for the first year and as for fuel consumption, well, if you thought the C1 was cheap to run before, wait until you check out this improved model. The 1.0-litre engine was always pretty frugal at the pumps, but now the combined fuel consumption figure has edged up from 61.4mpg to 65.7mpg. Supposedly newer citycars from Volkswagen, SEAT and Skoda trumpet low running costs loudly, but you'll need to pay quite a bit more for one of them if you're going to be able to match those

kinds of figures.

Insurance is rated at group 3 on the 1-50 groupings scale, which is a little dearer than the newest crop of rivals but again, not by enough to be significant. It still means that the C1 makes a great choice for newly qualified or younger drivers looking for their first car. The body panels are designed to pop straight off, which makes accident damage cheap and easy to fix.

You can't accuse Citroën of not listening to its customers and this Connexion special edition is a good example of the French brand doing just that. More than 24,000 Facebook folk have managed to specify a very attractive citycar package that'll look good on the showroom floor. Expect a significant number of citycar buyers to make the Connexion.

If that happens, then you can bet this won't be the last such collaboration we'll see of this kind. Facebook is here to stay - and so is this C1.



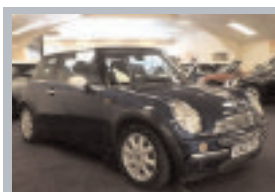
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Gearbox: Manual
Body Style: Hatchback
Colour: Red

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MINI 1.6 Cooper 3DR

Year/Reg: 2004 (53)
Engine size: 1.6L
Fuel type: Petrol
Gearbox: Manual
Body Style: Hatchback
Colour: Black

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Year/Reg: 2005 (05)
Engine size: 1.6L
Fuel type: Petrol
Gearbox: Manual
Body Style: Hatchback
Colour: Purple

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Year/Reg: 2007 (07)
Engine size: 1.6L
Fuel type: Petrol
Gearbox: Manual
Body Style: Hatchback
Colour: Grey

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MINI 1.6 Cooper S 3DR

Year/Reg: 2003 (03)
Engine size: 1.6L
Fuel type: Petrol
Gearbox: Manual
Body Style: Hatchback
Colour: Grey

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Gearbox: Manual
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Fuel type: Petrol
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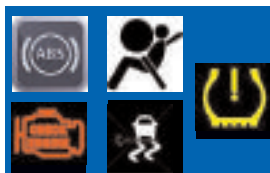
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JET WHEEL TYRE **JET WHEEL TYRE** **JET WHEEL TYRE**

YellowRecruitment

www.yellowad-jobs.co.uk



Would you like to join our friendly care team?

We have openings for community carers in Southend and surrounding areas
Various shifts - mornings, evenings and alternate weekends

You will be assisting vulnerable adults to live independently in their own homes

We actively support our care staff in advancing their skills through Diplomas in Health and Social Care

A committed, positive and empathetic approach is necessary and own transport is essential

GOOD RATES OF PAY PLUS FUEL ALLOWANCE

Contact Jan Seal

on 01702 437 711 or

email CV to Janet.Seal@1stcarenursing.com

1st Care Nursing is an Equal Opportunities Employer

Earn £200 - £2,000 per month

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Local vacancies, flexi hours
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Experienced CNC TURNERS & OPERATORS Required

We also require Universal Grinders

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Rates per hour negotiable depending on experience

Call

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Require Self Employed Couriers.
Must Have Access to Own Van.

Faster Payment.
Better Rates.
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To advertise in the

Classified section of this paper call now on

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NEWSPAPER DISTRIBUTORS

Required to deliver the Yellow Advertiser within this area.

Please complete the form below and return to the following address or email us at
distribution@yellowad.co.uk

Details will not be accepted via the telephone

Name:-

Address:-

.....

.....

Postcode:-Age:-

Telephone number:-

All applicants must be 13 years or over.

**Distribution Department
Acorn House, Great Oaks
Basildon, Essex SS14 1AH**

Orange Grove Fostercare



Could you foster?

Can you help to rebuild a child's life and make them smile again?

There are many different types of fostering from long-term to respite care. Some Foster Carers foster full-time, whilst others combine a fostering profession with careers or part-time jobs.

For more information on fostering, please contact
Orange Grove Fostercare on:

0208 2972362

t: southlondonkent@theorangegrove.co.uk

e: www.theorangegrove.co.uk

A fostered child will need their own bedroom.

We offer:

Dedicated Support
Generous Allowances
Comprehensive Training



Orange Grove Fostercare
Part of the **Hilcrest Family**



Carewatch is going through a period of rapid growth and expansion and the organisation now has a wealth of recruitment opportunities for local people.

Carewatch has community based care team vacancies **NOW** in Southend, Shoebury, Rayleigh, Rochford, Leigh, Westcliff and surrounding areas. We offer you lots of free training and flexible hours, both full time and part time and a very supportive team environment.

- Do you have your own transport and are interested in working early mornings, evenings and weekends?
- Do you want lots of variety and to feel valued as part of a team?
- Are you interested in caring for people and really want to help and support people to retain their independence in their own homes?

**Then contact Tracy now on
07717 367 085**

www.carewatchessex.co.uk

CAREWATCH IS AN EQUAL OPPORTUNITIES EMPLOYER & COMPLIES WITH THE EQUALITY ACT 2010



Respect and Dignity in Homecare



EMERGENCY RESPONSE TEAM REQUIRED

As part of our reorganisation programme we are expanding our Emergency Response Team and have new posts available for:

SENIOR RESPONDER AND TEAM OF RESPONDERS

Duties will include working in shift patterns plus alternate weekends responding to emergency situations, new hospital discharges, covering of planned and unplanned care staff absences. The senior position will be taking the On-call Phone on Out of Hours duties and working with the Coordination Team to ensure the safe and quality delivery of care.

Experience in Community Care essential for all posts. Training available for Level 3 Diploma in Health & Social Care plus pathways for progressive management skills.

Applicants must be car owner drivers, be flexible in working hours, understand and have empathy towards care of vulnerable people and be able to think quickly in emergency situations.

If we are talking about you, then please contact
**Vikki Jackson on 01702 348 142 or
vikki.jackson@ashleycare.com**

Ashley Care LLP is an Equal Opportunities Employer. The sole criteria for selection of applicants will be suitability for the Job Position, regardless of gender, age, background, culture, ethnic, denomination, religious affiliation, marital status or disability.



An opportunity to work in the Utility Industry

We are a progressive Company solely working in the Utility Market undertaking all metering activities.

We are looking for energetic people to call on our Clients customers dealing with matters relating to their supply.

The individual will need to be self-motivated of smart appearance and own your own car.

All training in the work required will be supplied and earnings, once trained, should be between £20,000 - £40,000 per annum

The qualities we require from the applicant will be:
EDUCATED TO GCSE STANDARD, CUSTOMER FOCUSED, EXPERIENCE DEALING WITH CUSTOMERS, HIGHLY MOTIVATED, ABILITY TO WORK UNDER OWN INITIATIVE, PROBLEM SOLVING, WORKING WITHIN DEFINED TIMESCALES, ABLE TO ORGANISE WORKLOAD TO SUIT CLIENTS REQUIREMENTS, TO BE ABLE TO DELIVER FIRST CLASS SERVICE, A GOOD WORKING KNOWLEDGE OF COURT PROCEDURES AN ADVANTAGE

You must have a clean Driving Licence, and be flexible towards working hours and a criminal record check will also be required.

Richburns also require clerical Staff with experience as a Telephony operator.

**Please contact Bernadette/Wendy on
0208 477 4903**

CONDITIONS OF ACCEPTANCE FOR ALL ADVERTISEMENTS

Orders are accepted by the Publishers subject to the Standard Conditions agreed between the Newspaper Society and the Institute of Practitioners in Advertising. Save that:

1. Advertisements are accepted on the conditions that (a) descriptions relating to goods are accurate and in no way contravene the provisions of the Trade Descriptions Act 1968, and the Fair Trading Act 1973, and (b) the copy complies with the British Code of Advertising Practice. Advertisements offering credit or hire facilities must conform to the Consumer Credit (Advertisements) Regulations 1980.

2. 'Classified' Advertisers offering goods or service of a business, commercial or trade nature will, at the discretion of the Publishers, be deemed 'Trade Advertisers', and as such, must include their names in advertisements. A telephone number is an optional addition to these requirements and not an alternative.

To comply with the Business Advertisements (Disclosure) Order 1977, Trade Advertisers must make it clear that they are selling goods in the course of business either by content, format, size or place of the advertisement or by including words such as 'trade', 'dealer', 'agent', 'wholesaler', '(T)' etc. in the advertisement.

3. The Publishers accept no liability whatsoever for any loss or damage however caused arising out of:

- (a) Any error, inaccuracy or omission in the printing or publishing of any advertisement;
- (b) Any failure to publish an advertisement on the day / date or day / dates specified by the advertiser; or
- (c) Any delay in forwarding or omission to forward replies to box numbers to the Advertiser.

4. The Publishers will endeavour to publish advertisements on the day / date or day / dates specified by the Advertiser but insertion days / dates cannot be guaranteed.

5. Where shrinkage of advertisement occurs for whatever reasons the advertisement will be charged to the nearest full centimetre. This will NOT apply to the full-page advertisements, which remain full pages even after shrinkage.

6. The Publishers reserve the right to reject an advertisement or to vary it in any way they deem fit, at any time before publication, whether or not the advertisement has already been accepted for publication.

7. Whilst every effort is made to minimise errors in advertisements, mistakes do sometimes occur. Advertisers or their agents should therefore check their advertisements and inform us of any errors immediately. Responsibility cannot be accepted for more than one incorrect insertion. Typographical or minor changes, which do not affect the value of the advertisement, do not qualify for republication or allowances.

8. All gross advertising rates (except classified lineage and semi-display) are subject to and include a 0.1% Advertising Standards Board of Finance surcharge, payable by the advertisers to help finance the self-regulatory control system administered by the Advertising Standards Authority.

9. All rates quoted are subject to VAT at the rate currently in force at the time the advertisement appears.

10. Should the rate for advertisements be altered the price for remaining insertions shall be revised accordingly or the publishers shall have the right to cancel the unexpired portion of the order.

11. The placing of an advertisement order will be deemed an acceptance of these conditions.

12. Account facilities are granted at the discretion of the Company.

13. All accounts must be settled within the terms agreed by the Company and the Customer.

(1) Should an advertiser be in breach of the agreed terms, the publisher shall be entitled to levy a 10% surcharge on the value of the whole debt in respect of accounts with terms of less than 30 days, and any discounts or commissions that had been allowed will be reclaimed.

(2) Regular monthly accounts that are in breach of the agreed terms will pay an interest rate of 6% above the current bank of England base rate for each month that the account is overdue and discounts or commissions that had been allowed will be reclaimed. Should Legal action be required the interest will be charged in accordance with the County Court Act 1984.

14. Where an advertiser instructs / appoints an advertising agent to act on their behalf, the advertiser will remain jointly and severally liable for payment in respect for an advertisement(s) should the appointed agent fail to pay. For the avoidance of doubt, the agent acts for the advertiser and not for the publisher with the agent being responsible for notifying the advertiser of this liability.

15. All queries must be notified, preferably in writing to the accounts department of the publisher within 7 days of the invoice date.

16. All digital services are maintained in partnership with the publishers' hosting service providers. Every effort is made to ensure the continuity of these services, but some occasional technical downtime beyond the publishers control may occur. The publisher and its associated companies shall be under no liability if the production and distribution of web services is delayed or prevented by any cause beyond the control of the publisher.

17. The Publisher may provide voucher copies for published advertisements in electronic form only subject to certain criteria. Further information is available on request.

18. The copyright of advertisements produced wholly or partially by the Publishers belong to the Publishers. Advertisers may not reproduce such advertisements without the Publishers' consent.

Box Numbers

Boxes are open for the receipt of bona fide answers and are not available for distribution of trade canvassing matter. Original testimonials, goods, cash, cash stamps or payments of any kind must not be enclosed. A box Number and postal address are charged as part of the advertisement, i.e. Box No., centre address. There is no charge for forwarding replies.

Box numbers alone are not available for use in 'Trade' advertisements, other than Employment and Business Opportunities.

Holiday & Travel Category

All advertising must contain the name of the advertiser, phone number alone are not permitted.

Data Protection

The service you have requested may require us to carry out a credit search at a credit-referencing agency, which will record the fact that a search has been made. We may need to share your information with other lenders and credit reference agencies. However, we will only use the information from these searches to make credit-granting decisions and, if necessary, for fraud prevention or tracing debtors.

Data controller will use your information for administration and analysis. We may share your information with other Tindle Group Newspaper companies or carefully selected third parties. We, or they, may send you details of other goods and services, which may be of interest to you. The information may be provided by letter, telephone or other reasonable means of communication. Calls may be recorded or monitored for training purposes.

Special conditions apply with regard to the advertising of adult services, which are outlined to all persons submitting such advertisements.

Yellow Classified

www.yellowadvertiser-today.co.uk

Selling something?

BARGAIN ADS UNDER £100

Call 0905 624 0595

Calls cost £1.02 per minute from a BT Landline. Other networks may vary, calls from a mobile could be considerably higher. Text YABARGAIN (space) Advert up to a maximum of 150 characters and send to 83149. Texts cost £1.02 plus standard network rates. If you do not want to receive details on any other products or services, please text the word EXIT at the end of your message. (your advertisement will appear in the next available edition) We do not accept bargain ads under £100 by fax, post or in person.

BARGAIN ADS OVER £100

Call 01268 503 400

Minimum charge £9.00 • 9.00am-5.00pm

Business Advertising

By phone

Recruitment: **01268 503 420**
Classified: **01268 503 430**
Monday-Thursday 9.00-5.30
Fri day 9.00-5.00
Calls may be monitored

By post

Yellow Advertiser
Acorn House
Great Oaks, Basildon,
Essex SS14 1AH

By fax

01268 503 418
01268 503 419
01268 503 455

In person

Pop into our town centre office
Monday-Thursday 9.00-5.30
Friday 9.00-5.00
Acorn House, Great Oaks
Basildon

Public Notices

LICENSING ACT 2003

TAKE NOTICE that B & M Retail Limited has applied for a Premises Licence to be granted for 'B & M Stores', Unit 6 Southend Airport Retail Park, Southend SS2 6FW between the hours of 08:00 and 20:00 Mondays to Sundays inclusive for the sale of alcohol (for consumption OFF the premises only). Full details of the application may be inspected at the Licensing Unit, Southend-on-Sea Borough Council, Civic Centre, Victoria Avenue, Southend-on-Sea SS2 6ZG between 8.45 a.m. and 4.45 p.m. Monday to Friday or on www.southend.gov.uk. Any person wishing to submit representations in relation to this application must give notice in writing to Southend-on-Sea Borough Council at the address above by 15th October 2012.

It is an offence knowingly or recklessly to make a false statement in connection with an application under The Licensing Act 2003. The maximum fine is £5,000 on summary conviction.

URLAW

0161 850 1522
Madison House, 37 Little Peter Street, Manchester M15 4QJ

Bargain Buys

FOOTBALL PROGRAMMES WANTED

Local collector seeks especially pre 1970 items, Finals, European, England, Spurs, Arsenal, West Ham, Chelsea etc & whole collections
01245 358660

GRACO TRAVELCOT exe cond, £20. **MULTI-POSITION HIGHCHAIR**, exe cond, age range 6mths to 8yrs, £10. **PAIR BEAUTIFUL ANTIQUE BRASS EIGHT LIGHT CEILING FITTINGS**, exe cond, will split, £25 each. **MAHOGANY SIDEBOARD**, exe cond, three drawers, three locking doors with shelves, length 60in x height 31in, £50. **MAHOGANY CORNER DISPLAY CABINET**, exe cond, glass top, three shelves, bottom lockable door with two shelves, 180cm high, £25. **MAHOGANY TV CABINET**, exe cond, height 82cm x width 77cm, £20. **HOSTESS TROLLEY**, echo royal, four pyrex dishes, stainless steel lids, sliding opening top section, top warming oven, lower storage section, pwo, £25. Tel: 01708 444112 Hornchurch

SHIP TO SHORE BOAT VHF AERIAL £20. **NEW SAFETY SHOES**, never worn, size 11, £15. **HEAVY DUTY CARAVAN HOOK UP CABLE**, long, complete, £40. **SINGLE PINK VELOUR BUTTONED HEADBOARD**, £10. Tel: 01702 304912.

SELECTION PEPPA PIG PRE-SCHOOL TOYS campervan, train, car, house, characters, accessories, all exe cond, £30 the lot. Ladies brand new genuine Ugg toe post flip flops, brown patent leather, boxed, size 5, £20. Tel: 01268 768 633.

CURTAINS PAIR ROYAL BLUE self patterned, fully lined, pinch pleat, fully lined pelmet with pinch pleats, each curtain width 5ft x depth 5ft 2in, good as new, plus tiebacks, £40. Tel: 07780 437 041.

JASPER CONRAN CHROME BATHROOM BIN new, unwanted gift, £10, immaculate, no offers. Tel: 01375 480 941.

DEL 1707 STP MONITOR £20. Tel: 01268 571568.

Bargain Buys

SCOOTER Scooby Doo, £5. **BLUE SCOOTER**, £5. **HEADBOARD**, exe cond, £35. **HUMPHRIES CORNER SET**, Mothercare, curtains, tiebacks, quilt, cot bumper, cot mobile, pictures, etc, exe cond, £35. **DISNEY FAIRIES TREEHOUSE**, fairies & extras, exe cond, £10. **MINI TRAMPOLINE**, converts to pool, blow-up, exe cond, £15. **PUZZLES**, Winnie the Pooh, Thomas, fairy felt set, Balamory felt set, Old McDonald game, pop up post, bounce trigger game, all for £10. **BEN 10 & TWO LAZY TOWN DRESSING UP OUTFITS**, £6 the lot. Tel: 07788 158076.

TWO DRAWER BEDSIDE CABINET exe cond, £5. **CURTAINS**, from £5, red & blue, 66 x 54, two sets, fit patio window, tab tops, £10 each. **ELC BUILDER FROG**, car, bricks, talking Thomas train, Vtech key light and sounds, ELC five rattles, from 3mths to 2yrs, £10 the lot. **ROARY**, maxi, tiptop, drifter talking cars, £2.50 each or £9 the lot. Tel: 01268 158076.

BLOW-UP CHAIR converts to bed, never used, brand new, £15. **CAMP BED**, deluxe, never used, £17. **SMALL FRIDGE**, £20. **CAMPING TABLE**, £15. **TWO CARAVAN CAR MIRRORS**, £15. **LARGE COLLECTION LEGO**, includes Star Wars, Indiana Jones, Batman, various pieces, starting £10. Tel: 07731 451821 after 4pm.

CHEESE DISH £5. **CHINA, TEAPOT & MATCHING PLATE**, 175yrs old, £35. **GOLFING UMBRELLAS**, white, inscribed black prints, £10 the pair. **Dark blue Dunlop**, £8, the pair. **£15. MUSICAL WOODEN CIGARETTE BOX**, plays 'smoke gets in your eyes', £8. **OPERA GLASSES**, £5. Tel: 01702 585359.

PANINI ALBUMS 1980s - Thundercats, Transformers, M.O.T.U., Marvel Secret Wars, Mask, Ghostbusters. All complete £95 will split. **COMICS 1980s** - Transformers (31 Issues), Masters of the Universe (12 Issues), Visionaries (Issues 1-5) £75 will split. Tel: 01708 459043 (Upminster).

SELECTION PEPPA PIG PRE-SCHOOL TOYS campervan, train, car, house, characters, accessories, all exe cond, £30 the lot. Ladies brand new genuine Ugg toe post flip flops, brown patent leather, boxed, size 5, £20. Tel: 01268 768 633.

CURTAINS PAIR ROYAL BLUE self patterned, fully lined, pinch pleat, fully lined pelmet with pinch pleats, each curtain width 5ft x depth 5ft 2in, good as new, plus tiebacks, £40. Tel: 07780 437 041.

JASPER CONRAN CHROME BATHROOM BIN new, unwanted gift, £10, immaculate, no offers. Tel: 01375 480 941.

HANNAH MONTANA large dolls house with furniture and dolls. Excellent condition £25 ono. **HANNAH MONTANA** large dolls house with furniture and dolls. Excellent condition £25 ono. 01268 768312.

PETROL LAWNMOWER Qualicast self-propelled, 14in, Suffolk Punch, new condition, easy to start, grass box, instruction manual, now cost over £500, bargain £750. Tel: 01702 353 150.

AOC 20IN BLACK FLATSCREEN COMPUTER MONITOR good clean cond, £25. **BLACK MESH FIRE SCREEN**, £5. **GAF SLIDE PROJECTOR**, electric, £10. Tel: 01708 443748.

DREAMHOUSE PUPPY IN MY POCKET lots of puppies, £10, immaculate, no offers. Next ladies boots black leather, high, very pointed toes, size 8, £10, immaculate, no offers. Tel: 01375 480 941.

GIRLS SET OF THREE WOODEN FAIRY STORAGE BOXES matching wall fairy ornament, originally £55, all immaculate cond, £25 the lot. Pine cotbed, exe cond, £25. Tel: 01268 768 633.

THREE LADIES MOUNTAIN BIKES 26in wheels, from £55. **THREE GIRLS MOUNTAIN BIKES**, 20 & 24in wheels, from £30. **THREE BOYS MOUNTAIN BIKES**, 20 & 24in wheels, from £25. Tel: 01268 767959.

BABy HIGHCHAIR immac cond, £25. **Baby walker**, immac cond, £20. **Lined oak coffee table**, glass inset, lined oak surrounding, £30. Tel: 07905 485 128.

DELL DESKTOP WINDOWS vista home premium intel Pentium 2.80GHz RAM:2.00GB 32 bit operating system. Flat monitor all for £85. Tel: 07742 184 457.

FENDER STRATOCOASTER copies by Encore, three to choose from, set up and ready to play, soft carry case, free guitar lesson if needed, £45 each. Tel: 07775 626622.

LADIES CYCLE classic style, three speed stumpy archer gears, exe cond, £40. **GENTS CYCLE**, mountain bike style, shimano gears, exe cond, £40. Tel: 01702 546627.

BELLING FORMAT ELECTRIC COOKER £60. **TWO FOLDING BIKES** £25 each. **HEATED TROUSER PRESS** £10. **BREADMAKER HINARI** £20. Tel: 01268 751 118.

CHILDRENS WHITE WOODEN TABLE two chairs, £20, immaculate, no offers. **Daisy girls magnetic dressing up set** £10, immaculate, no offers. Tel: 01375 480 941.

FIVE ARM CRYSTAL CHANDELIER £25. **ITALIAN BEAUTIFULLY CARVED SIDE / COFFEE TABLE**, £40. **PINE BOOKCASE**, FOUR SHELVES, 42 x 32, £20. Tel: 01702 335647.

FRIDGE/MASK COMPACT 50/50 FRIDGE FREEZER A energy rated, ewo, 3yrs old, height 57in x 18 1/2in wide x 20 1/2in deep, £50. Tel: 01702 307023.

DELL 1707 STP MONITOR £20. Tel: 01268 571568.

GIRLS PINK RALEIGH CRUSH BIKE suit 7-8yrs, £20. **Boys blue professional slide bike** suit 8yrs, as new, £20. **Red mercedes pedal car** suit 3-4yrs, £10. Tel: 01268 419 856.

PLASTIC GARDEN FISH POND 6ft x 4ft, buyer collects, £30. **2011 RALEIGH SIX GEAR FOLDING BIKE**, as new, used three times, blue, £55. Tel: 01702 291097.

REEBOOK EXERCISE STEPPER vgc, £12. **EXERCISE BENCH**, gc, £10. **MENS GAP BLACK LEATHER JACKET**, exe cond, size 42, £35. Tel: 01708 552193.

TODDLER LACOSTE LEATHER TRAINERS size 7 toddler, worn twice, exe cond, £15. **BOOT SALE BAG CLOTHES**, two bin bags, £30 for both. Tel: 07931 098441.

WOLF MULTI-FUNCTION LADDER £40. **INVERSION TABLE**, ideal for back pain, £40. **THREE PIECE SUITE**, inc sofa bed, vgc, £100. Tel: 01708 220722.

BRAND NEW dog crate, medium size, wire, double door, £35. **FANTASIA CEILING FAN WITH LIGHT**, gold with wood, vgc, £65. Tel: 01268 730999.

COFFEE TABLE 6x2, £20. **TECHNICAL DRAWING DESK** £20. **EXERCISE BIKE** £20. **PAIR CRUTCHES** £20. Tel: 01268 655 831.

CURTAINS pair yellow self patterned, fully lined, pinch pleat tops, tiebacks, width 4ft 7in approx x depth 5ft 5in approx, £30. Tel: 07780 437 041.

DELL DESKTOP windows vista home premium intel Pentium 2.80GHz RAM:2.00GB 32 bit operating system. Flat monitor all for £85. Tel: 07742 184 457.

DOUBLE WARDROBE plus matching four drawer chest, cream, exe cond, £75. Tel: 01708 780 279 or 07990 894 225.

DOUBLE WARDROBE & chest of 5 drawers, matching furniture for children's bedroom. Good condition £65. Tel: 01268 58375.

FLYMO GLIDEMASTER 380 1750W lawnmower, vgc, £40. **FLYMO VISION COMPACT 380**, 1700W lawnmower, vgc, £20. Tel: 01708 728 321.

IKEA CHAIRBED cost £170, hardly used, as new condition, includes mattress, washable cover, only £75. Tel: 01277 621 635.

JMB MIDI SYSTEM CD, radio, twin tape deck, pwo, £20. **Dell 16in flat screen computer monitor**, nearly new, £20. Tel: 020 8594 6580.

KIRBY LEGEND II for sale with loads of different attachments. £60.00. Heated towel rail white curved. unused. 500 x 820 £20. Tel: 07950 786 918.

MAMAS & PAPAS Twin Pram. Lightweight side by side seats. Suitable from birth. Includes cosytoes & raincover. Vgc. £70.00. Tel: 07879 655054.

MAMAS & PAPAS Twin Pram Lightweight side by side seats. Suitable from birth. Includes cosytoes & raincover. Vgc. £70.00. Tel: 07879 655054.

NEWBORN CAR SEAT maxi-cosi, easyfix base, like new, £75.00. **NEXT COTBED** white, £70.00. Tel: 01268 757 867.

ZUMBA FITNESS at home workout kit. 4 DVDs, Toning Sticks & Guide included. In box unopened. £25. Tel: 07709 448827.

50in SONY BRAVIA FLATSCREEN TV HD ready, back projection, good buy for £75, no offers. Tel: 01708 259 867.

MAXICOSI 2ND STAGE CAR SEAT black, vgc, £30. **WHITE MOTHERCARE PLAY BEAD COT** vgc, £30. Tel: 01708 474 228.

PRAKTICA TL5B 35MM CAMERA electronic flash, four lenses, conversion filters, tripod, metal case, only £80. Tel: 01702 299 023.

ROUND OAK KITCHEN TABLE Four chairs, £55. **Mahogany dining room table**, four chairs, £45. Tel: 01708 749 559.

TWO MITCHELL FISHING REELS 400 & 400A, two spare spools with each reel, in rod pouch, £60 the two. Tel: Leigh on Sea 523378.

WARHAMMER & LOTS GAMING 150+ figures some painted some metal some not built + case, mumak in box, game table, £55. Tel: 07724 081 284.

BATHROOM CABINET 28in x 23in x 7in, three mirrored doors, three drawers, light, £20. Tel: 01268 751 118.

BOYS BIKE, something different, moto bike, suit 10yrs plus, 20in wheel, exe cond, £45. Tel: 01702 421060.

MODERN 22IN HAND BASIN & PEDESTAL still in packaging, worth £60, £30. Tel: 01708 259 814.

PINE TABLE AND 4 CHAIR 1200mm x 760mm, £35.00. Tel: 01375 380296. Collect from Aveley.

PINE TABLE AND 4 CHAIRS 1200mm x 760mm, £35.00. Call: 01375 380 296. Collect from Aveley.

SOLID PINE TABLE 36" x 59", legs remove for transporting, excellent condition, £15. Tel: 07986 891 231.

SOLID PINE TABLE 36" x 59", legs remove for transporting, excellent condition £15. Tel: 07986 891 231.

TABLE metal frame glass top, four matching chairs, £80. Tel: Southend 430561 or 07980 951 181.

WARDROBE 2 DOOR, 3 drawer, size H 180 x W 74.4 x D 49.6, £45 ono. Tel: 07852 987 967 after 6 pm.

BLACK & DECKER MOSS EATER GD200, 30cm, electric lawn rake, vgc. £20. Tel: 01708 728 321.

ECHO HOSTESS ELECTRIC TROLLEY complete with dishes & lids, all gwo, £90 ono. Tel: 01702 203 140.

FOLDABLE ELECTRIC TREADMILL hardly used, £99. **STEP EXERCISER** £25. Tel: 07881 950671.

FOLDABLE ELECTRIC TREADMILL hardly used £99 step exerciser £25. Tel: 07881 950 671.

COMPACT TRAVEL CHAIR exe cond, £50 ono. Tel: 01702 713 102.

CURTAINS cherry red 66 x 90, clip on linings, £30. Tel: 01702 330 212.

DINING TABLE plus four chairs, G-plan, solid teak, oval extendable, £65. Tel: 020 8529 6443.

DINING TABLE SIX CHAIRS exe cond, dark wood, £50. Tel: 01702 586 141.

FIREPLACE SURROUND agency style molded, £30. Tel: 07843 368860.

FLYMO LAWNMOWER easyree cable storage, gc, £20. Tel: 01277 218 246.

FREE SAT DISH L.N.B (free sat finder), brand new, never used, £35. Tel: 01702 545638.

KARAOKE SYSTEM built-in 5in monitor, plus mic, boxed, £30. Tel: 07958 783518.

LADIES MOUNTAIN BIKE Apollo, vgc, £55. Tel: 01702 614478.

MAMAS & PAPAS murano cotbed, £50. Tel: 07890 683 132.

NORDIC POLES £5. **Ladder** a frame £5. **Two speakers** 75w on stands £25. Tel: 01268 655 831.

PINE BOOKCASE adjustable shelves, 79in x 38in x 9 1/2in, vgc, £99. Tel: 01277 657 652.

WEDDING DRESS ivory, strapless, size 18-20, cleaned, £60. Tel: 0208 5515258.

4FT SILVER CHROME PLATED HEADBOARD exe cond, £45. Tel: 01268 730999.

ITALIAN THREE SEATER LEATHER SETTEE only 3yrs old, £100. Tel: 01375 402 443.

GOOD QUALITY WHITE COT £25. Tel: 01702 831 093.

WHITE AEG AUTOMATIC WASHING MACHINE vgc, £80. Tel: 01277 624968.

Musical

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Shrimpers collect third consecutive league win

By Rowland Lyons at Whaddon Road

SOUTHEND moved into eighth place in League Two after a super 3-1 win at Cheltenham Town on Saturday.

The Blues cancelled out Jermaine McGlashan's early opener with strikes from Sean Clohessy, Britt Assombalonga and Mark Phillips.

Southend had to endure early home pressure, but came closest to breaking the deadlock on nine minutes when Gavin Tomlin tried to beat Scott Brown from an impossible angle – but the keeper still had to make a smart save.

The Shrimpers continued to dominate, but fell behind against the run of play on 15 minutes after Assombalonga had been denied by Brown and a long defensive clearance fell kindly for Sam Deering, who crossed for McGlashan to drive home, although Chris Barker was unable to clear on the goal line.

Blues – bizarrely – nearly levelled 10 minutes later when the industrious Kevan Hurst cleared all of 70 yards from the opposing goal and the ball rebounded off Shaun Harrad, flew over Brown, but unfortunately landed on top of the Cheltenham goal.

Cheltenham were enjoying their best spell of the game and Southend nearly fell further behind on 30 minutes, but Paul Smith kept them in the game with a fine double save from Darren Carter and Kaid Mohammed.

Galvanised by that let-off, the Shrimpers finished the half the stronger and seconds after, Assombalonga had been denied by a super Brown save, which the outstretched keeper managed to

push on to his far post. But with the ball still 'live' Town subsequently failed to clear their lines and allowed Hurst to cross, and a poor Keith Lowe clearance fell kindly for the enterprising Clohessy to equalise with a clean strike across Brown into the far corner.

Assombalonga finally got his reward on 49 minutes as Brown could only tip Ryan Cresswell's header on a post from Hurst's looping free-kick, and the Watford loan man nodded home.

The Shrimpers doubled their lead only two minutes later when another Hurst free-kick had the Cheltenham defence at panic stations and Phillips rose highest to head over a stranded Brown.

Indeed, man-of-the-match Hurst was unlucky not to grab a goal himself only three minutes after good work by Tomlin, but the winger's effort glided inches wide of Brown's far post.

A delighted boss, Paul Sturrock admitted: "Cheltenham is always a difficult place to come to and they had been on a high with some good results. We rode our luck in the first 30 minutes; but, once we had got the equaliser, in the first 10 or 15 minutes of the second half we got we got ourselves in the right areas."

Sturrock paid tribute to Assombalonga: "That's five goals for Britt now and he's that type of player who has an influence on the game, always seems to be in right place at the right time. He is not an all-out goalscorer, as he holds the ball up well - more of an all-round player - and he'll only get better."

Matchwinner, Phillips, said: "The fans were booing us at the start of the season; I didn't agree with them at all, because we created 20 plus



IN FORM: Britt Assombalonga.
 Picture by Dave Montier

chances against Accrington and were the better side at Oxford before the sending-off. I can see the potential there – once we get the ball rolling.

"It's still very early days, but we must concentrate on ourselves and we believe we are good enough – we just have to keep on trying."

Positive start made by Essex in county finals but disappointment for Sverdloff

Golf

ESSEX beat Surrey on the first day of the England Golf women's County Finals at East Devon Golf Club on Monday.

Essex, who are playing at the County Finals for the first time in more than 20 years, produced a superb singles performance to seal their first day's win over Surrey by 6

1/2 to 2 1/2.

The young team, composed mostly of teenagers, won five out of six afternoon games but, despite the scoreline, the matches were close with many finishing on the 17th or 18th hole.

Unfortunately, young golfer Dulcie Sverdloff, who plays at Garon Park, lost her singles match 2/1 to Inci Mehmet.

However, the English schools' champion will have plenty of opportunities to eye victory as Essex were due to face Gloucestershire yesterday (Tuesday), Lincolnshire today (Wednesday), Buckinghamshire tomorrow (Thursday) and round off with Lancashire on Friday.

Earlier in the day, the team seemed odds-on to win the morning four-somes 2-1.

But Surrey's third pair of Louise Tarn and Tana Churchill fought back from three down with three to play, to halve their game against West Essex pair Gabriella Cowley and Ashleigh Greenham and square the points at lunch.

Essex captain Amanda Colegate-Herbert said: "It's a great start, a good day's work, and hopefully it will continue."

Ten man Clarets come from behind to claim victory

Non League Football

CHELMSFORD City came back from a goal down to win 2-1 against Weston-super-Mare in Blue Square South on Saturday.

The Clarets fell behind at the Melbourne Stadium when Ross Stearn (19) gave Weston the lead. However quickfire goals from Dave Rainford (75) and Joel Ledgister (79) put City ahead but they finished the match with ten men following David Bridges' second bookable offence.

AFC Hornchurch claimed their second consecutive win with a 1-0 success over Dorchester Town. Lewis Smith scored the crucial goal on 33 minutes.

Billerica Town moved up to eighth following their 2-1 victory at Staines Town. Alex Osborn gave the Blues the lead which was cancelled out by David Wheeler before half-time.

However, defender Rob Swaine scored the winner two minutes from time.

Thurrock slumped to the bottom of Ryman

League Premier with a 5-1 defeat at newcomers Whitehawk.

Fleet took a 29th minute lead through Lewis Perkins but the match went downhill after that as James Fraser scored a hat-trick, while Sam Gargan and Jerahl Hughes completed the rout. Perkins also missed a penalty.

East Thurrock United claimed their first win of the season with a 2-0 win over Hendon. Hakeem Araba opened the scoring for Rocks with Sam Higgins scoring his first of the season in the second half.

Concord Rangers drew 2-2 against Wealdstone. Harry Elmes gave them the lead on the half-hour but Stones came back through Richard Jolly and Lee Chappell with eight minutes to go.

However, Tony Stokes salvaged a point as Concord hit straight back.

Jay Curran put Canvey Island ahead at Met Police but the Gulls could not hold on as Steve Sutherland scored a double to inflict a 2-1 defeat on the Gulls.

Ryman Division One North clubs were involved in the Preliminary Round of the FA Trophy.

Romford came from behind to win 3-1 over Ryman South's Dulwich Hamlet. Vernon Francis put the visitors ahead, while Nick Reynolds missed a penalty for Boro.

However, Adam Salmon and a Reynolds header either side of half-time put Romford ahead and Reece Hewitt scored a third on the hour.

Heybridge Swifts won 4-1 against Worthing as Ben Newson scored a double.

Solomon Ofori (24) put Swifts ahead before Newson's first four minutes later. Jamie Brotherton replied Worthing before Newson added his second (69) and Michael Cheek scored a late penalty.

Witham Town went down 2-1 at Ryman South leaders Crawley Down after going ahead through Billy Hunt's penalty. But Luke Blewden and Baff Adae ended their involvement in the competition.

Rugby Union

Heavy defeat for Southend

SOUTHEND'S disappointing start in National Two South continued with a heavy 7-64 home defeat to Henley Hawks on Saturday.

The Hawks ran in nine tries after Southend ran in the first scored through Danny Cleare which was converted.

But Southend struggled in possession and now find themselves third from bottom.

Barking occupy the bottom spot and are still searching for their first point after going down 3-58 to Worthing.

The visitors scored nine tries while Oliver Forrest scored Barking's points with a penalty.

Barking's cause was not helped with yellow cards to Michael Anderson and Charles Baffour-Awuah within the space of three minutes.

In National Three London & South East, Thurrock moved up to fourth with a 38-10 victory over bottom side Tring.

Tries from Frankie Neale (2), Markus Burcham, Joe Hardy, Josh Cook and Earl Gorman secured the win.

Westcliff suffered their second consecutive defeat as they went down 32-20 at Old Elthamians. Rupert Edwards scored both of their tries, but Old Elthamians' Renford Bennett and Andrew Reeve ran in two tries, while Tom White kicked both conversions and six penalties.

Basildon prop up London One North following their 38-21 defeat at Eton Manor who sit in third.

Romford & Gidea Park suffered a terrible afternoon at the hands of leaders Bury St Edmunds who triumphed 83-0 to leave Romford searching for their first win.

Rochford Hundred are also without a point as they lost 53-32 at Letchworth Garden City while Brentwood ran out 29-24 winners over Chingford.

In the opening fixtures in London Two North East, Chelmsford recorded a 5-27 victory at Stevenage Town.

Woodford also got off to a positive start with a 22-18 win over newcomers Holt.

London Three North East also kicked off on Saturday, with South Woodham Ferrers getting off to a great start with a 8-39 victory at Sudbury.

Upminster won 12-41 at Canvey Island while Wanstead saw off Old Brentwoods 16-22.

Maldon & Tiptree were 2-0 up and cruising thanks to goals from Dave Wareham and Chris Bryan at Walton & Hersham.

But the hosts staged a comeback and won 3-2 thanks to goals from Jerome Maledon, Phil Williams and Ashley Quashie.

Waltham Forest won 3-1 at Cheshunt with Adrian Clifton scoring a double after Luke Stanley put them ahead, while Brentwood Town and Harlow Town played out a goalless draw.

Grays won 2-1 over Southern League side Aylesbury. Joe Sweeney put them ahead after just 16 seconds, but the visitors equalised through Brian Haule (14) despite having Lee Grace sent off two minutes earlier.

However, Joao Carlos restored Grays' lead on 26 minutes to send Grays through.

Tilbury suffered a heavy 4-1 defeat at Southern League's Chertsey with Danny Francis scoring their consolation while Aveley lost 5-1 at Royston despite Billy Holland scoring to level the match at 1-1.

Southend, Leigh, Shoebury

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